

Mr P and Mrs V Perella
Glenvilla
Old Mead Road
Littlehampton
West Sussex
BN17 7PU

Your Ref: OWPC16748
Our Ref: LU/376/17/OUT 14-11-2017
Please ask for:
Mrs A Gardner

2nd January 2018

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Outline application with all matters reserved for demolition of a bungalow & outbuildings & erection of up to 25 No. dwellings of which 30% will be affordable, with associated open space. Departure from the Development Plan.

The Bungalow Southdown Nursery Old Mead Road Littlehampton

Thank you for your internet representation made on 27th December 2017 which has been recorded as '**an objection**' with the comments as follows:

PART 2

6 It mentions that the proposal would not give rise to any adverse overbearing, overshadowing or overlooking impacts on neighbours. We object to this as at least 2 of the properties proposed, overlook our property Glenvilla, where we have bedrooms on the ground floor and 1st floor facing the proposed development.

7 On the application it says that the foul drainage will be discharged to the existing discharge point from the site along Old Mead Road. There is no main drainage to Old Mead Road and all properties at present are on Cesspit tanks. This implies that no suggestion has been put forward as to what will happen with the additional waste caused by a new development.

8 On the Site Description and Surrounding area, it mentions a pavement runs alongside of Old Mead Road and alternating sides from Lyminster Road, the only pavement along this road belongs to the London Housing Association development along Old Mead Road, there is no further pavement after the development. The application mentions that the entirety of Old Mead Road is a sufficient width to allow 2 cars to pass each other. This is incorrect, due to the fact that to the first row of houses properties near to the entrance of Old Mead Road, half of the road is owned by the homeowners and is used by them to park their cars horizontally, limiting the road width to one car. Further along the road, the residents of the Housing Association properties, also park their cars on the road, again limiting the width to allow for 1 car.

9 The amount of traffic at the end of Old Mead Road will be dangerous as you can see Mrs M Madron has objected on previous applications

Eg LU/105/15/PL dated 15/4/15 'the traffic of the caravans and their owners using Old Mead Road have caused problems in the past and they often have disregard for our access out onto Old Mead Road from the north side at the end of the mobile home park fence which is a virtually blind access.'

LU/258/16/OL dated 8/11/16 'The extra traffic would be hazardous as the exit from the driveway of this property is blind and with the now extra traffic to and from Castleview Nursery of touring caravans and lorries and my access onto Old Mead Road almost directly opposite Mr Molica's drive it would be an accident waiting to happen. If you do decide to permit this development I would like your assurances that my Right of Way to and fro across Old Mead Road be kept clear at all time and has no adverse effects on my property will be suffered as a result of your decision.'

Your views will be considered before the application is determined and I shall write to inform you of

any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning