

Robert Dean
2 Manor Way
Elmer
Bognor Regis
PO22 6LA

Your Ref: OWPC23876
Our Ref: M/51/19/CLE 03-06-2019
Please ask for:
Zac Denton

1st August 2019

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town & Country Planning (Development Management Procedure) (England) Order 2015:
Article 39

Application for a Certificate of Lawfulness for an existing use - use of land to incorporate into garden

Gendarshe (now Sea Song) Manor Way Elmer Middleton-On-Sea

Thank you for your internet representation made on 31st July 2019 which has been recorded as '**an objection**' with the comments as follows:

I am the currently the joint owner of one of the nearby properties. My family and I have owned properties on the beach at Elmer for over 20 years.

I object to this planning application for the following reasons:

- 1. I have been informed that the applicant does not own the land which has been fenced off.*
- 2. The beach has always been open for people to walk along and was never closed off in any way by the previous owners.*
- 3. Allowing this planning application to go ahead would set a dangerous precedent in allowing further unwanted and un-needed development of the beach which has always been an open area accessible to everyone.*
- 4. The valuable and rare natural habit of vegetated shingle has been destroyed.*
- 5. There is a gap in the sea wall of that property. The previous owners always kept the gap closed with storm boards, as has always been done with the several other gaps in the sea wall at Elmer. The storm boards have now been removed, creating a flood risk to Elmer. If this area of beach were to remain fenced off then it would not be possible for the storm boards to be replaced by the flood defence agencies if required at times of flood risk.*
- 6. The applicant says that the beach has been fenced off to stop children or dogs from entering the rest of the beach. However, there is no need to fence off part of the beach. If there is need to stop children and dogs from leaving the property, the applicant could simply do what everyone else with properties along the beach have done for decades i.e. put a fence along the top of the sea wall.*
- 7. There are lights strung along the fence that protrudes onto the beach. These lights appear to be on all night. This causes light pollution that obscures the natural view of beach.*

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further

information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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