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1st November 2021

Nicola Mason Valenghi
7 Shaw Close
Middleton on Sea
Bognor Regis
West Sussex
PO22 7TQ

Case Officer: Kathryn Welch
Telephone: 01903 737789
Email: kathryn.welch@arun.gov.uk

Dear Sir/Madam,

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

Application No: M/97/21/PL
Site Address: 76-78 Flat Above Elmer Road Middleton-On-Sea PO22 6EX
Description of works: Creation of 2 x bedrooms within proposed new roofspace resubmission of M/7/21/PL

Thank you for your internet representation made on 31st October 2021 which has been recorded as an objection with the comments as follows:

OWPC41516

The fact that we have to re-comment on this planning application shows what a joke the whole system is.

I object because:

Illegal installation: The balcony has been installed illegally without planning permission and shows the applicants blatant disregard for the planning system and the surrounding neighborhood. This area is already suffering under constant and flagrant disregard for the planning system, why bother if this is how easy it is to get away with illegal installations?

Privacy: The balcony that has already been illegally installed is ugly and intrusive. The photos clearly show how many people on Shaw Drive have lost the private use of their gardens.

The third story will further invade our privacy, is ugly and out of character. The architects and the planning department seem to be more worried about the street scene from the front of the property and not what the low lying properties to the rear of the applicant have to look at. The rear of the property is already unsightly and scruffy, these additions will make it completely overbearing for our tiny properties. The properties on Shaw Close were built in the 1920's and are therefore protected by under the law of privacy and light. The application is unneighborly and will be detrimental to the living conditions, amenities and privacy of the nearby neighbors.

Safety issues: Can the foundations of the original building take a third story? Has a structural engineer been consulted about this? This has to be taken seriously because of how close the applicant is to the adjoining

properties. How on earth has it been allowed by building regulations for the properties to be built so close to each other? The roofs are practically touching already without the addition of the third story.

Planning Precedent: If the third story is passed, then it gives everyone in the surround area the right to go up another two stories and completely destroy the character of Elmer and Middleton.

Overall Mass: Height and scale is completely out of keeping with the surrounding properties, especially to the rear of the applicant.

Over Development: This is clearly over development of a small area and is totally out of character.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/what-happens-next>.

Some applications will be determined by the Planning Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website <https://www.arun.gov.uk/privacy-policy/>

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to

<https://www1.arun.gov.uk/planning-application-finder>