

# Pagham Beach (Holdings) Ltd

Woodlands Cottage  
Normandy  
Guildford, Surrey  
GU3 2HT

Our Ref: JAH/SH

10<sup>th</sup> December 2024

Chief Planning Officer  
Arun District Council  
Arun Civic Centre  
Maltravers Road  
Littlehampton, Sussex,  
BN17 5LF

By e-mail only

Dear Sir

re. Property: 113 West Front Road, Pagham PO21 4TB

Application: ADC Ref: P/117/24/HH

Proposal: Raising of the roof and roof re-design with a side gable and a side dormer.  
First floor rear balcony

I refer to the above Application that the District Council has recently registered and as adjoining owner  
wish to make the following objections:

- The property is situated on the Pagham Beach Estate and the Directors would remind the District Council that this area is subject to a Policy restricting development to single-storey construction. This proposal is therefore in breach of this Policy and should be Refused.
- The proposal seeks to create a gable with side window on the east side of the building, which is an un-neighbourly proposal and will create overlooking to the adjoining property to the east. For this reason therefore, the Application should be Refused.
- The property adjoins the Upper Beach which is in the Company's ownership, down to Mean High Water. The District Council's records should show that this land is designated as part of Pagham Harbour SSSI. Notice of the proposal has therefore been referred to Natural England which administers the SSSI and they will no doubt wish to make recommendations to protect the designated area.

Please ensure that the Planning Committee is made aware of the Company's comments before they made their decision upon this Application.

Yours faithfully

Company Secretary  
Over.....

P.S. I would point out that the Applicant's agent has incorrectly attributed east and west to a number of elevational Drawings, which are therefore misleading and I am surprised that the District Council's Scrutiny Officer has allowed these Drawings to be registered. The Drawings submitted should be reviewed and corrected.

John C. G. Smith  
Architectural  
Consultant

100, 101 & 102  
High Street

Worthing, West Sussex

BN11 1AB

Telephone: 01273 291111

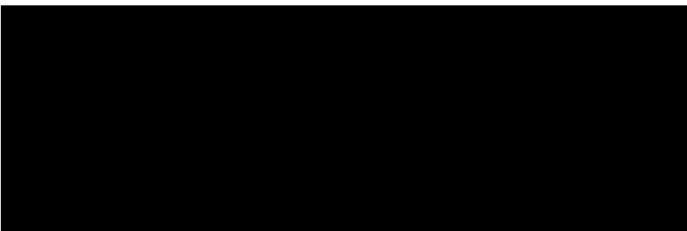
Fax: 01273 291111

E-mail: jcgsmith@btconnect.com

Mobile: 07831 291111

Telex: 842011

REP



Arun District Council, Civic Centre, Maltravers Rd  
Littlehampton, West Sussex, BN17 5LF

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**From:** PaghamBeach [REDACTED]  
**Sent:** 18 December 2024 14:20  
**To:** Planning <[Planning@arun.gov.uk](mailto:Planning@arun.gov.uk)>  
**Subject:** Planning Application P/117/24/HH - 113 West Front Road, Pagham

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Dear Sir

I refer to my e-mail below, which was sent to you on 10th December, eight days ago, and am disappointed to see that as yet this letter has not been up-loaded. Can you please ensure that the Company's letter is made known to the Planning Officer and Members of the Planning Committee, before this decision is taken.

Regards

Tony Higham

J.A Higham  
Company Secretary

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**Pagham Beach (Holdings) Ltd**  
Registered in England No. 630261  
Registered office: Woodlands Cottage,  
Normandy, Guildford, Surrey.  
GU3 2HT

----- Forwarded Message -----

**Subject:**Planning Application P/117/24/HH - 113 West Front Road, Pagham

**Date:**Tue, 10 Dec 2024 14:22:41 +0000

**From:**PaghamBeach [REDACTED]

**To:**Planning <[Planning@arun.gov.uk](mailto:Planning@arun.gov.uk)>

**CC:**Nicola Swann [REDACTED] Bull, Kate [REDACTED]

Dear Sir

Please see attached.

Regards

Tony Higham

J.A Higham  
Company Secretary

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