



To register to receive notification of planning applications in your area please go to
<https://www1.arun.gov.uk/planning-application-finder>

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

Sign up to our newsletter [here](#)



From: Michael Mariner
Sent: 06 December 2021 15:15
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: Inglenook Objection

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Dear Mr Davis,

Thank you for your reply, I would be grateful if you could submit this as official objection to the planning application.

I tried online but encountered problem when submitting. However please do check to see it wasn't submitted.

Please can you submit it from Mr & Mrs Mariner?

We strongly object to this planning application.

1) These properties will not fit in with the scale and proportions of the surrounding properties, especially the bungalows to the North of the site, this we feel is not sympathetic to the surrounding area.

2) Due to the proposed increase in size of the properties the privacy of the bungalows will be greatly invaded and overlooked resulting in serious invasion of their privacy in their homes and their gardens where they have a right to enjoy quiet enjoyment of their land.

Already the buildings are above first floor level and our privacy to our bedrooms have been invaded as the workers can quite clearly see in to both the bedroom and kitchen diner.

3) Due to the increase in size to the properties there is the additional provision for further parking spaces which clearly they are unable to provide as there is no additional free space to accommodate on the site. As the current design there is only provision for 2 x visitor spaces which is not enough. Spinnaker View parking is at full capacity from residents, our spaces are again not a bail out for the poor site design. Why should the residents of Spinnaker View bail out the developers for a flawed design and pay the ongoing costs of future maintenance (currently 15K pa) caused by the additional thoroughfare for 9 additional houses.

We pay this and do not rely on public money to pay for these services as we are a private estate and pay for all costs ourselves. All the residents purchased properties on Spinnaker View knowing it was private and safe.

4) NO PERMISSION HAS BEEN GIVEN NOR HAS ANY OFFER BEEN PUT FORWARD to the developer to access the site via Spinnaker View as misleadingly stated by the developer on his technical notes and planning application. A person who makes false or misleading statement in connection with a planning application knowing that it was or might be untrue or misleading with the intent of gain for himself maybe prosecuted under the fraud act 2006.

We have asked ADC to remove this statement as it is incorrect and gives the public false information, then not being able to give an informed decision based on true facts.

5) The inspectorate overturned ADC's original decision to to refuse planning based on the site access as it was concluded that it was safe and adequate, regardless of our own opinions. Part of the approval was the removal of the side extension which to date has not happened, however all site deliveries are being satisfied by using the original site access point, by the removal of a few bricks, which are currently stacked up neatly ready to be re installed.

As this is fact there are no reasons to come through Spinnaker View. A significant portion of the site access route will be 4.8m which is the same as coming through Spinnaker View, thus making it a pointless exercise as nothing is achieved, except using our land to create parking spaces for their site. Their proposal is to take up our current footpath to create 3 parking space which they intend to remove to gain access, this will result in danger for Spinnaker View residents as we will have to walk in the road, the plans the developer has used to mark out this scheme are incorrect as it is not a true reflection of the actual site layout.

The revised plans by the developer are dated June / July 2021 so they obviously knew their intentions differed from the original plans and had no intentions to abide by them when they started the development in September 2021.

Is this due to the owner of the inglenook now OBJECTING to the developer (as he has sold the land to Future Build) using his land for the footpath and access road which was granted by the inspectorate when HE submitted the original planning application P/58/19/PL (erection of 9 dwellings) and P/53/19/L (listed building consent for the demolition of modern side extension and 2.5m boundary wall.

He was the original applicant on both the above planning numbers and gained significant award of costs in order to gain access via his car park.

6) The developer wants to make a footpath through our private boundary fence to allow access for the refuse collections to their site by leaving the HGV 's on our delicate permeable paving for a longer period in order to collect the refuse from the site by walking the bins. We accept that we do get blocked in by the refuse lorries currently, but we will not accept this for their gains.

7) Why is this planning application NOT connected with all other applications on site?

8) All this undue stress and anxiety is causing severe mental health issues as we are in a constant battle every single day with both Drew Smith to our rear and Future Build to our front there is no getting away from it, we are literally living on a building site. We have lived in this local area all our lives and did not sign up to this.

Yours Sincerely

Michael Mariner