



Arun District Council
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Andrew Wood
12 Shaftesbury Road, Rustington

8th June 2021

Dear Sir/Madam,

Case Officer: Andrew Wood
Telephone: 01903 737768
Email: andrew.wood@arun.gov.uk

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

Application No: R/108/21/PL
Site Address: 117 Sea Lane Rustington BN16 2RU
Description of works: Demolition of two dwellings and the construction of 3 No. 3-bed town houses and 7 flats. This site is in CIL Zone 4 and is CIL Liable as new dwellings.

Thank you for your internet representation made on 7th June 2021 which has been recorded as an objection with the comments as follows:

OWPC37144

Planning Application: There are a diverse group of mature trees and hedges but no statement about whether these will be removed or possibly replaced elsewhere. Although there is an existing connection for foul sewage, will the current system support such a large increase in occupants? Planning Statement: 2.5 'other heritage assets.' Immediately opposite the proposed flats at 104 Sea Lane is a Blue Plaque for Graham Sutherland OM, designer of the tapestry of Christ in Coventry Cathedral and painter of a famous portrait of Sir Winston Churchill. There are also Blue Plaques for CHH Parry and JM Barrie within 600 yards. 5.19 'the mass and scale of the proposed flats will reflect the mass and scale of the flats at Rawson Court to the South'. I dispute this and I feel the slightly Brutalist modern style jars with Rawson Court and the nearby dwellings in Shaftesbury Road. The fourth floor flat seems particularly out of character for a new development in this area of Rustington. Neighboring Amenity' 5.28 ff: this section concentrates entirely on Rawson Court and ignores, in particular, the effect of the site line from the balconies on the North West corner on privacy in the gardens and windows of 115 Sea Lane and nos. 3 to 7 Shaftesbury Road to the North. 'Parking.' 5.36 states there is unrestricted parking in Shaftesbury Road. In practice this is constantly occupied all day and night so we can expect an increase in parking along Sea Lane and probably a later need to restrict parking further in both roads if a development of this scale goes ahead.

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/planning-decision-process>.

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/weekly-lists>

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 www.arun.gov.uk/planning-privacy-statements

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://www.arun.gov.uk/planning> and click into Local Planning Application Finder.