

Heather White
14 Church Road
Rustington
Sussex
BN16 3NN

Your Ref: OWPC655
Our Ref: R/130/13/ 29-05-2013
Please ask for:
Mrs A Gardner

23rd July 2013

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2010 (as amended)

Change of use of workshop (B1 Businesses) to residential use as a holiday let (C3 Dwelling House)

Rear of Denewood 74 Woodlands Avenue Rustington

Thank you for your internet representation made on 21st July 2013 which has been recorded as '**an objection**' with the comments as follows:

The location is wrong for this proposed business. In the centre of Rustington , it would be out of character and the ambiance would change in a negative way. Backing as it would onto the gardens of the quiet , residential road of Church Road it would change our love of our homes and enjoyment of our well kept back gardens. I myself garden and relax in my garden for many hours - would it be fair to have an ever changing stream of unknown people and their pets so near ?

The rear wall of the holiday let building is 3 METRES and 18 CMS from my garden fence, which I find totally unacceptable. Any holiday makers, although nothing to do with me, would be too near !

Why should there be a holiday letting business whose building is actually nearer to my house and back door than the applicant's property of 47 Woodlands Avenue ? It would be totally unfair. The visiting pets could be noisy and possibly smelly , and may upset existing pets in the area. there could also be smells from Bar BQs and/or drinking or partying - and all just beyond the end of my private garden. If anyone staying there invited people over , these possible problems would be exacerbated. Moreover, the bathroom in the let is, after all, very near and can be heard when in use !

The parking is certainly not adequate for such a busy and multi-functional place. A great strain would be placed on parking by having residents in Denewood itself as well as the existing business and proposed new one. May I point out that the Block Site Plan is incorrectly filled in ?

The proposed application would do nothing for Rustington itself and would cause upset and inconvenience to those nearby and could create disharmony in the heart of our special village.

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be

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advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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

Karl Roberts
Assistant Director Planning & Economic Regeneration