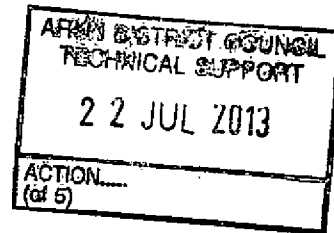


**2 The Willows
Station Road
Rustington
West Sussex
BN16 3BB**

19th July 2013

Arun District Council
Planning Department
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF



**REFERENCE: BUILDING APPLICATION R/130/13
Request By B B Walsh To Convert A Workshop At The Bottom Of His
Garden Into Residential Lets Or Holiday Lets - OBJECTION**

Dear Sir / Madam,

I am writing on behalf of my sister who lives at **No. 16 Church Road, Rustington.**

My sister retired 22 years ago and bought a lovely terraced Victorian house in Church Road, Rustington. It was an ideal location for the local shops and a large garden as she is a very keen gardener. At the end of her garden is a right-of-way that is described in her Deeds to enable a horse and cart access to clear out the drains and cess pits of the Victorian terraced houses. The houses were built in 1903 and there were no other houses other than the flint-built cottage that is now a museum. Later, houses were built and their gardens finished at the boundary of the right-of-way as described.

The houses in Woodlands are now taken over by various business companies etc. In the past there have been many requests by the owners of the houses in Woodlands to have access for parking cars for their clients etc. This has been refused as it would pollute the gardens, and the right-of-way has never been treated or finished with a tarmac surface as there has never been more than four garages built in the gardens of Church Road houses, and the road surface would not be suitable for unlimited car access churning up the ground. It would also have changed the whole environment from a very quiet back access that provided a right-of-way between the gardens of Woodside and Church Road.

About fifteen years ago a breezeblock wall was built at the end of No. 74 Woodlands' gardens and it was described as a 'workshop'. I see that Mr Walsh described the workshop as being behind his chiropody surgery, but it is actually some distance from his surgery and only 9 ft. from the end of the Church Road gardens.

Cont....

This workshop, which appears to be no wider than a double garage, is used as two holiday lets (I see that in the Planning Permission Form, under Heading 14 Existing Use, B B Walsh states he is already using it as a holiday let) with Hoseasons. Surely it is illegal to rent out a property as a holiday let without it being inspected and at least passed as adequate for people to live in. I believe there must be a limit to how close it is to the gardens or the houses that back onto the properties of Church Road.

It would affect a prospective buyer who was proposing to purchase a house in Church Road when they were told that there are two holiday homes 9 ft. away, across the right-of-way.

These two holiday lets must be very basic, and only used during the summer, because they are so small and have a flat roof, they would become extremely warm so one can visualise that the windows would be open, and being so close to Church Farm Gardens, music, radio, television, barbeque and I see that pets are accepted.

One of the houses close by in Church Road have two dogs. These dogs have not been used to hearing strange voices and other dogs 9ft. away from the garden. They are territorial and there will be constant changes and sounds that the dogs would react to.

The local environment would change from peaceful desirable gardens where you could read a book in quiet and calm, away from all the commuters' cars and vans that now park bumper to bumper outside the Church Road front gardens and Dingley Road.

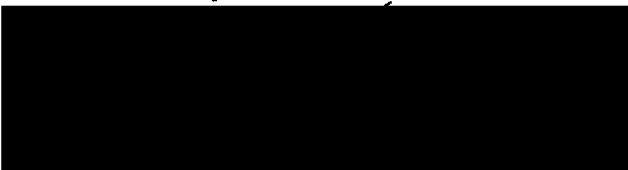
B B Walsh has actually suggested in one of his letters that the two holiday lets will be an asset to Rustington "...as holiday accommodation is difficult to find." What absolute rubbish. Rustington has always welcomed visitors and I am certain that there is plenty of holiday accommodation to choose from. Also it is difficult to imagine who would want a holiday home of such basic standards in someone's garden.

If Mr Walsh wishes to make money by renting out holiday accommodation he should add a properly constructed extension to his home. The residents of Church Road properties would not be disturbed.

Is it a fact that Hoseasons are dealing with properties? I understood they were a boat, river and canal etc. company. I am very surprised that they are now involved with basic accommodation in people's gardens. If so, we will have to ask when purchasing a property, whether the gardens or work-sheds next-door are hired out as holiday homes!

I wish to register the strongest objection on my sister's behalf, to this Application by B B Walsh.

Yours faithfully,



Joyce Mortlock