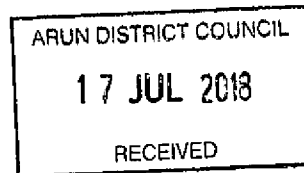


9 Duncton Road
Rustington
West Sussex
BN16 3LA



Mrs A Gardner
Development Control
Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 3LF

16th July 2018

Dear Mrs A Gardner

Ref – R/134/18/PL – 8 Duncton Road, Rustington, West Sussex, BN16 3LA

I am writing to object to planning application R/134/18/PL as the plot of land is not fit for purpose for the proposed three bedroom house.

The following points are of concern to me –

1. Over development of the land/area – The piece of land for the proposed planning application is currently used as the owner's garden area, along with a garage. There would not be sufficient room for the new house to have any off road parking facilities or front or back garden area.
2. Parking Implications – Duncton Road is already a busy and congested road, this additional amount of traffic and roadside parking will cause traffic problems and create a safety hazard for the general public that live in this road. Many home owners have converted their front gardens into off road parking facilities, but even with this being done there is still a vast amount of parking on the road, sometimes there is double parking on this road which then creates issues if emergency vehicles or large vans, trucks or lorries wish to access the road for deliveries
3. Blind Corner – The plot of land is on a blind corner which would make it very dangerous for the home owner to safely gain access to their property
4. Noise/Dust – Construction of this building will create a large amount of dust, being such a small construction plot this will make the whole of Duncton Road and Bignor Close a very "dirty" place to live, not only this, it will be harmful to air pollution. This is also the same for the noise that the construction of this property will create.

5. Health & Safety – If the planning application were to be granted who would manage the “building site”? Duncton Road and the surrounding roads are very family orientated, how can the safety of the residents, in particular the young and elderly be guaranteed if there were to be plant machinery, building materials, hazardous substances and suchlike open to the public during the construction of the proposed three bedroom property?

Therefore, I ask that Arun District Council refuse this Planning Application based on the above points.

Should you require any additional information, clarification of any comments made, please do not hesitate to contact me on [REDACTED]

Yours sincerely

[REDACTED]

Emma Brightmore