

Miss Maria J Gray
12 Broadmark Way
Rustington
West Sussex
BN16 2EY

24 September 2013



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

Dear Sirs

Ref: R/190/13/1 – OBJECTION - Land to the rear of 20 & 22 Broadmark Lane, Rustington, West Sussex

I wish to register my objection to the above planning application.

This proposed build is far larger than that of the previous proposal submitted and subsequently refused a couple of years ago (your reference R/48/10).

The proposed building will be unduly overcrowded in form. It is damaging and unfavourable to the character and amenities of the surrounding residential area. More importantly it will have a severe detrimental effect to the personal use and enjoyment time and the way it functions for all of the gardens of no's 18 and 20 and 22 Broadmark Lane.

This proposed development goes against Rustington Parish Council policies who have also objected to this proposal.

The proposed build will definitely affect the existing outlook and seriously overshadow No 4 Broadmark Way. A two storey building will cause serious over shadow to all of the adjacent properties and gardens especially when the sun is in the south and west by blocking natural daylight.

The proposed building will be far too close to the boundary fences of No's 22 & 20 Broadmark Lane and 4 Broadmark Way.

Not enough parking spaces have been allowed for in a property that could potentially house up to 6 adults and anymore than one vehicle parked on the front standing area of the proposed property will be too close to all the neighbouring property boundaries. Broadmark Way has a very strict no parking policy on the road and this will have an impact on the neighbouring properties.

No considerations have been made for the strict no parking policy implemented due to the number of disabled residents from the nearby Leonard Cheshire Home that are frequent users of this road.

Despite their protestations that this won't be done there will be nothing to stop the owner of this proposed building putting velux and/or dormer windows into the roof at the rear of the building at a later date due to the lack of windows and subsequent lack of natural daylight on the first floor.

The huge abundance of wildlife on this proposed site will be totally decimated or at least very seriously affected and will impact unfavourably on the surrounding environment.

I therefore urge the Council to refuse this application on the grounds of its unsuitability.

Yours faithfully

