

Paul & Kate Howie
Green Leys
Hurst Road
East Preston
BN16 3AP

Your Ref: OWPC20103
Our Ref: R/190/18/PL 31-07-2018
Please ask for:
Mrs A Gardner

8th October 2018

Dear Sir/Madam

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

Demolition of 1 No. existing house & grounds & erection of 2 No. new detached dwellings. This application may affect the character & appearance of the Station Road, East Preston Conservation Area.

St Marys Close Hurst Road Rustington

Thank you for your internet representation made on 7th October 2018 which has been recorded as '**an objection**' with the comments as follows:

The previous plans for this site (ref: R/64/17/PL) were refused and the reasons given stated that "Hurst Road is characterised by a mixture of houses and bungalows/chalet bungalows of varied designs that occupy quite spacious plots". Whilst the density of the development has been addressed we are still looking at two identical properties which is unprecedented in the road. The development is not set back from the road in the same way as The Cedars and whilst there is presently some screening from the hedge at the front of the property, there would be nothing to stop the eventual owners of the properties choosing to remove this. We would therefore like to register our objection on this basis as it would not be respectful of the existing street scene.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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

Neil Crowther
Group Head of Planning