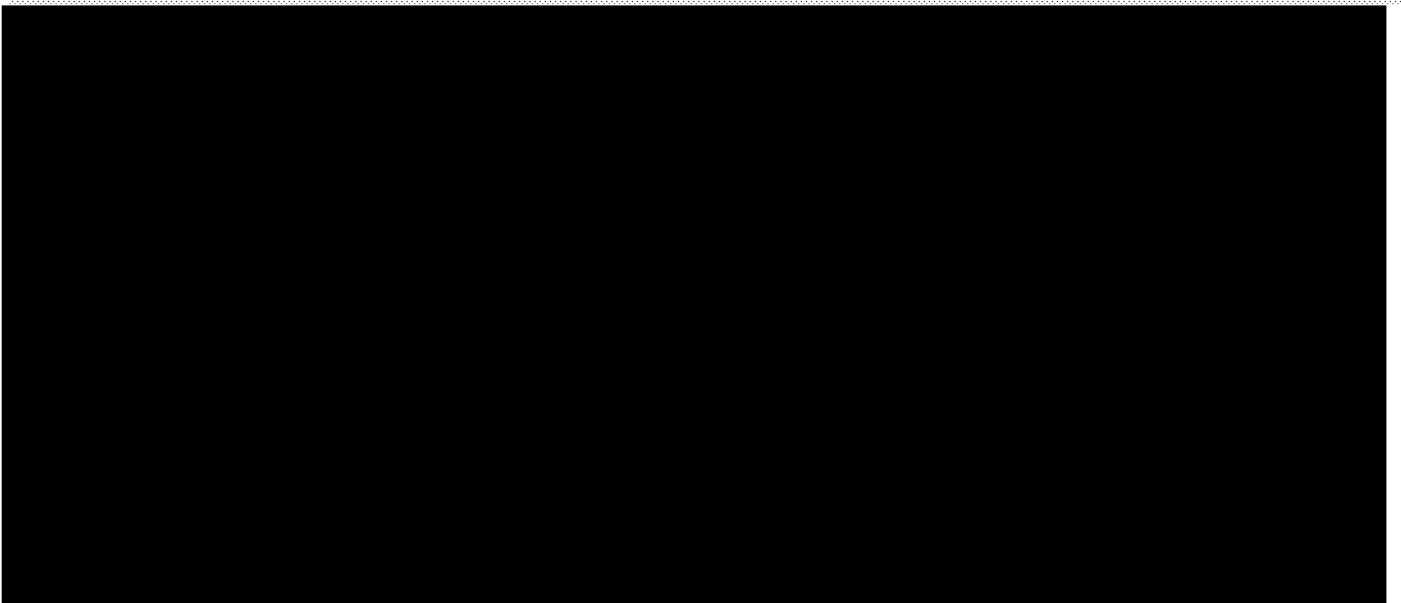
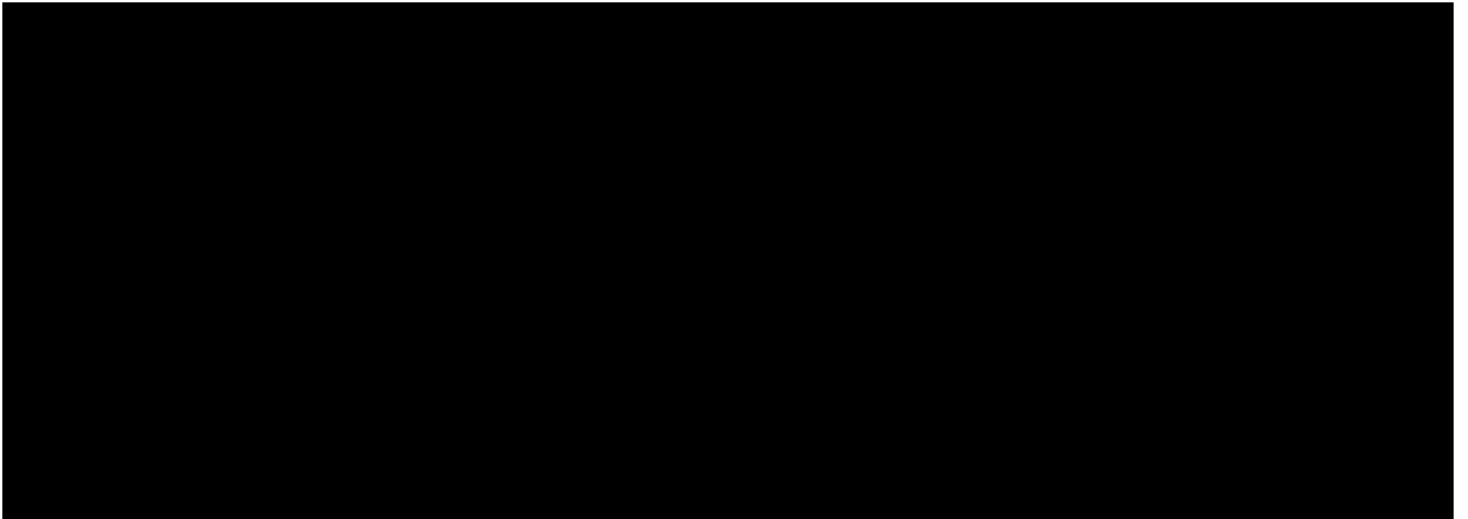




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From: Amanda Scholes <Amanda.Scholes@arun.gov.uk> **On Behalf Of** Planning.Responses

Sent: 05 November 2020 12:32

To: Nicola Spencer <Nicola.Spencer@arun.gov.uk>

Subject: FW: Planning Application R/197/20/OUT - Croft Works

Importance: High

Amanda Scholes | Receptionist, Department, [Arun District Council](#) | Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37736 | External: +44 (0) 1903 737500 ext 37736 | E-mail: amanda.scholes@arun.gov.uk



Visit Arun's web site at [Error! Hyperlink reference not valid.](#)



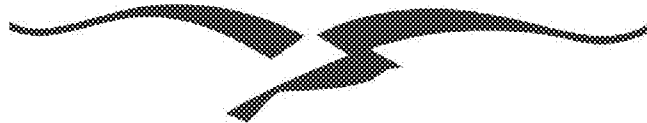
Save the environment - think before you print.

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 03 November 2020 17:27
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Planning Application R/197/20/OUT - Croft Works

Please treat as a rep

Anita Gardner
Principal Planning Officer,
Directorate of Place

T: 01903 737529
E: anita.gardner@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

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From: Amy Myer <Amy.Myer@arun.gov.uk>
Sent: 03 November 2020 16:58
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: FW: Planning Application R/197/20/OUT - Croft Works

Dear Anita

Please see/file below email from objector re this case (I was the CO for the previous refused app)

Thanks
Amy

From: Sean Haslam [REDACTED]
Sent: 03 November 2020 10:12
To: Amy Myer <Amy.Myer@arun.gov.uk>
Subject: Planning Application R/196/20/OUT

Dear Amy

Hope you are well in these challenging times.

I am writing in relation to the above application which has recently been submitted I believe as an amendment to the application submitted earlier in the year which I objected to on behalf of my elderly mother as per the attached. My mother has asked me to e-mail you again with the same OBJECTION as intrinsically, she believes nothing has changed from the original access down Mill Lane. This is the issue as it will cause unsatisfactory levels of noise pollution and stress to residents in what is a quiet area. In addition as mentioned , I understand Mill Lane is not adopted by the local authority and therefore costs of repair and maintenance is down to the few residents living there . This could come at some cost and will undoubtedly be affected by the flow of heavy duty vehicles down what is a narrow lane – this does not seem practical either as some residents are elderly and emergency services may require access. I myself live on a much wider road in West Worthing and we have recently just had minor works carried out (BT installations) which lasted only for 2 weeks and created traffic chaos and excessive noise which residents were not happy about. This would be on a far greater scale in a much quieter area. The developer clearly has no interest in this and is only interested in making money.

I appreciate this was rejected on the first occasion but I am concerned this will get through on some back door minor amendment which doesn't address the key issues of noise, unsuitable narrow access and cost to local residents of Mill Lane – unless the developer is prepared to come up with another access or compensate local residents **considerably**, I do not expect this ever to be supported by residents of Mill lane who will be the ones who are substantially affected. I notice from recent letters which do NOT object to it, these ALL come from Fircroft crescent who also clearly only support it as access does not come from their side . This says it all.

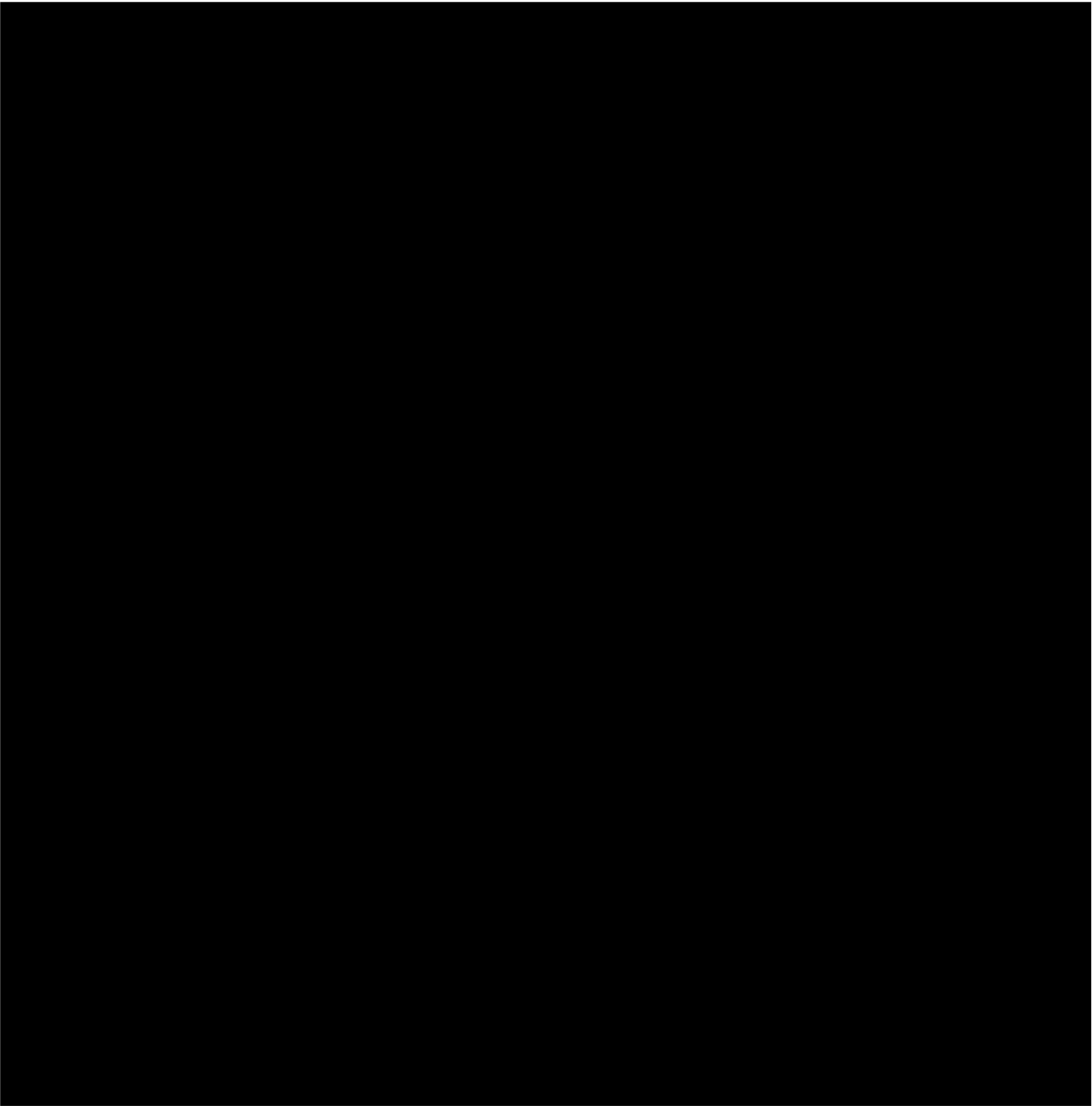
I trust the Council will realise the affect this will cause to occupiers of Mill Lane who have invested in living in that area and once again REJECT this application.

Thanking you in anticipation.

Kind regards

Sean Haslam

On behalf of Janet Haslam (54 Mill Lane)





Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

14th July 2020

Mrs Janet Haslam
54 Mill Lane
Rustington
BN16 3JN

Case Officer: Amy Myer
Telephone: 01903 737776
Email: amy.myer@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Application No: R/117/20/OUT
Site Address: Croft Works 52 Mill Lane Rustington BN16 3JN
Description of works: Demolition of existing dilapidated storage buildings and erection of 4no. semi detached 2-bedroom dwellings with associated gardens, car parking and landscaping.

Thank you for your internet representation made on 13th July 2020 which has been recorded as an objection with the comments as follows:

OWPC28376

I live in a bungalow on one side of the lane that leads to these workshops where the development is proposed. I would like to object in particular to the use of mill lane as access to this development. This is private road and costs of maintenance falls to residents. The additional traffic not only to build the houses (i.e construction traffic) but after also in terms of residents cars (usually 2 per household these days at least) will add considerable wear and tear and damage to the road which will be at the cost of existing residents. I am elderly [REDACTED] and cannot afford this extra cost. In addition, the noise this development would create in what is generally a quiet 'cul-de-sac' type location would be unbearable and stressful for someone of my age, especially as they will be going past my front door daily. Even though I am of pensionable age, i still have to work and often this is nights in a local care home so daytime noise would be unbearable. Overall this is not a suitable location for any development unless access can be found via another route to the rear via Fircroft crescent (but I am sure residents there would not be happy either) and local residents on Mill Lane are adequately compensated for the additional noise and potential de-valuation of our properties. It is clear this development is purely for private sale and considerable profit and therefore will provide little or no benefit to the local housing need.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need

to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Development Control Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.