

S.Read & A.Stankowska
7 Holmes Lane
Rustington
BN162QA

Your Ref: OWPC21031
Our Ref: R/243/18/HH 12-10-2018
Please ask for:
Zac Denton

9th January 2019

Dear Sir/Madam

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

Single storey side extension
9 Holmes Lane Rustington

Thank you for your internet representation made on 8th January 2019 which has been recorded as '**an objection**' with the comments as follows:

Whilst we appreciate the conciliatory nature of the applicant seeking to assuage our concerns, we remain unconvinced. We maintain that the proposed works along with the already substantial extension, more than doubles the footprint of the original dwelling bungalow.

The garage that was removed was predominantly PVCU and timber in construction, and as such, formed no foundation.

The removal of part of the rear of the original dwelling was 1.87 x 2.7m

The completed extension to the rear and side measures 60m²

We simply don't accept that this is now a smaller footprint than was purchased in Dec 2015.

With the addition of the proposed works, we cannot envisage the two extensions combined, to be subservient to the original dwelling house.

The stated problem with the siting and dimensions of the existing main entrance as a hindrance is not pertinent, as the law requires a minimum of 800 mm for disabled and wheelchair access. Therefore, "barely 900mm" is considered more than adequate.

We also have serious concerns around how close the proposed works are to our boundary line. We are to presume that some form of meaningful foundations are to be laid for the proposed works. How will these affect the structural integrity of our garage which runs proximal and in close parallel to the entire proposed works?

Regarding the assurances from the applicant for a Quick, Professional, and Minimally disruptive build, we would hope that the applicant is sincere in this claim, if permission is granted. From bonfires, to detritus on a public thoroughfare, to working out of hours and innumerable other failures of a competent build, the previous works met none of the above criteria.

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