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19th April 2022

Pauline cox
14 windmill drive
Bn16 3hj

Dear Sir/Madam,

Case Officer: Mrs A Gardner
Telephone: 01903 737529
Email: Anita.Gardner@arun.gov.uk

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

Application No: R/60/22/PL
Site Address: The Windmill Inn Mill Lane Rustington BN16 3JN
Description of works: Extension and remodelling of existing public house to form hotel with 20 No bedrooms and associated parking and landscaping. This site is in CIL Zone 4 (Zero Rated) as other development.

Thank you for your internet representation made on 19th April 2022 which has been recorded as an objection with the comments as follows:

OWPC46691

Re planning for the restaurant, swimming pool

ref R/60/22/PL

I would like to raise my concerns and objections to this planning application

The traffic is bad enough in the area, the increased traffic and on Mill lane bridge in the evenings and daytime would lead to a lot of congestion.

Mill Lane being a main route to the bypass and is also main road for children to go to school and would make crossing the road even more difficult than it is now with no crossings for mothers with young children and other vulnerable residents

The reduced car parking of the planning shows a considerable lack of parking for the amount of people it is planning to cater for. The overspill would inevitably congest the roads nearby creating large amounts of noise, light and other pollutions from the cars and patrons to and from their cars. As well as using windmill drive and roads adjacent as a main overspill parking on a regular basis there would be increased traffic volume on those roads that would be a considerable nuisance of said above pollutions for all local residents in evenings, the road is already utilised as a cut through as it is and many cars speed along it late at night.

Rustington is meant to be a quiet village and to be preserved as a village not be like Brighton which is more a commercial tourist city.

The hotel seems superfluous as there are existing large capacity hotels e.g. Travel Lodge by the shell garage nearby and a Premier Inn on the roundstone bypass and a scattering of smaller intendants that caters for the need for stays in the area

There is already a plethora of eateries, restaurants, pub foods and takeaways in the village and nearby areas, another restaurant would add nothing to the variety and quality of meals already provided

Regards

Pauline Cox

David Cox

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 including your name and address 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/what-happens-next>.

Some applications will be determined by the Planning 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/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning 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
<https://www.arun.gov.uk/privacy-policy/>

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.

To register to receive notification of planning applications in your area, please go to
<https://www1.arun.gov.uk/planning-application-finder>