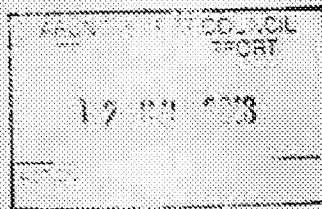


2 Park Drive
Rustington
West Sussex
BN16 3DZ

Group Head of Planning
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF



SCANNED

17 AUG 2018

12 July 2018

Dear Sir

**Ref: Planning Application R/90/18/HH
at no: 9 Park Drive, Rustington**

Further to the withdrawal of the applicant's earlier application, ref no: R/283/17/HH, and having inspected the details and plans of the applicant's revised proposals as shown on the Council's website I am writing to object to the above planning application for extensions to the existing buildings at no: 9 Park Drive, Rustington.

My objections are based on the following material considerations in which the proposal does not comply with the requirements of Policies GEN 7 and DEV 19 of the Arun District Local Plan and of the Rustington Neighbourhood Plan:

- (i) Integration with the existing building – the proposed extension would increase the roof height of the existing building by some 0.5 metres and as this higher roofline runs for 53% further than the existing this additional height has an even greater significance and the proposal does not relate sympathetically to nor is it visually integrated with the existing building.

The rotation of the principal axis of the house through 90° changes its axis from E-W to N-S and this does relate not sympathetically to, nor does it visually integrate with, the existing building.

- (ii) Visual subservience to the existing building – the front ie east elevation of the proposed house shows that the proposed building has an area of some 49% more than the existing building. Such a major enlargement cannot be said to be subservient to the existing building.
- (iii) Overbearing effect and appearance – the extra height of the roof and the greater area of the roof over the longer re-orientated roofline axis will present the appearance of a significantly larger frontage and house than the existing from the street, Park Drive. The extra height, even with a small hip, will similarly affect those looking at the extended house from their flats on the northern side of Herne Court.

The sheer scale of the development would be overbearing and its eastern elevation would be intrusive to the neighbours especially those on the opposite side of Park Drive, in Herne Court and in St Anthony's Way.

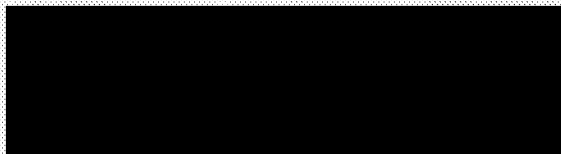
- (iv) Relation to established spatial character and pattern – the three windows in the roof at both the front and rear of the proposed extension creates the appearance of the only three storey house in the road. The extension would also have such a wide frontage of roof slope as to be more like a small office block than a house and wholly out of character with the rest of the properties in this part of Park Drive. The mass of the enlarged building would amount to an over development of the site.

In summary, the proposed extension does not integrate well with and is not subservient to the existing building; it would result in an unduly large, oversized and unneighbourly form of development whose re-orientated and extended front roof will be visually intrusive to neighbours, and overbearing when viewed from Park Drive; and with the appearance of a three storey house it will be detrimental to the character and amenities of the surrounding residential area.

I should be grateful if you would ensure that this objection is included as part of the Council's consideration of the above application.

With thanks

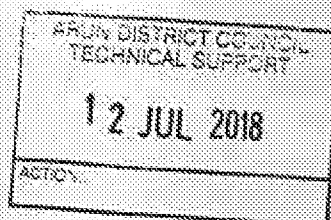
Yours faithfully,

A large black rectangular box redacting the signature of Mr & Mrs Harbidge.

Mr & Mrs Harbidge

[illegible]

18A Park Drive
Rustington
West Sussex
BN16 3DZ



Group Head of Planning
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

12 July 2018

Dear Sir

**Ref: Planning Application R/90/18/HH
at no: 9 Park Drive, Rustington**

Further to the withdrawal of the applicant's earlier application, ref no: R/283/17/HH, and having inspected the details and plans of the applicant's revised proposals as shown on the Council's website I am writing to object to the above planning application for extensions to the existing buildings at no: 9 Park Drive, Rustington.

My objections are based on the following material considerations in which the proposal does not comply with the requirements of Policies GEN 7 and DEV 19 of the Arun District Local Plan and of the Rustington Neighbourhood Plan:

- (i) Integration with the existing building – the proposed extension would increase the roof height of the existing building by some 0.5 metres and as this higher roofline runs for 53% further than the existing this additional height has an even greater significance and the proposal does not relate sympathetically to nor is it visually integrated with the existing building.

The rotation of the principal axis of the house through 90° changes its axis from E-W to N-S and this does relate not sympathetically to, nor does it visually integrate with, the existing building.

- (ii) Visual subservience to the existing building – the front ie east elevation of the proposed house shows that the proposed building has an area of some 49% more than the existing building. Such a major enlargement cannot be said to be subservient to the existing building.
- (iii) Overbearing effect and appearance – the extra height of the roof and the greater area of the roof over the longer re-orientated roofline axis will present the appearance of a significantly larger frontage and house than the existing from the street, Park Drive. The extra height, even with a small hip, will similarly affect those looking at the extended house from their flats on the northern side of Herne Court.

The sheer scale of the development would be overbearing and its eastern elevation would be intrusive to the neighbours especially those on the opposite side of Park Drive, in Herne Court and in St Anthony's Way.

- (iv) Relation to established spatial character and pattern – the three windows in the roof at both the front and rear of the proposed extension creates the appearance of the only three storey house in the road. The extension would also have such a wide frontage of roof slope as to be more like a small office block than a house and wholly out of character with the rest of the properties in this part of Park Drive. The mass of the enlarged building would amount to an over development of the site.

In summary, the proposed extension does not integrate well with and is not subservient to the existing building; it would result in an unduly large, oversized and unneighbourly form of development whose re-orientated and extended front roof will be visually intrusive to neighbours, and overbearing when viewed from Park Drive; and with the appearance of a three storey house it will be detrimental to the character and amenities of the surrounding residential area.

I should be grateful if you would ensure that this objection is included as part of the Council's consideration of the above application.

With thanks

Yours faithfully,

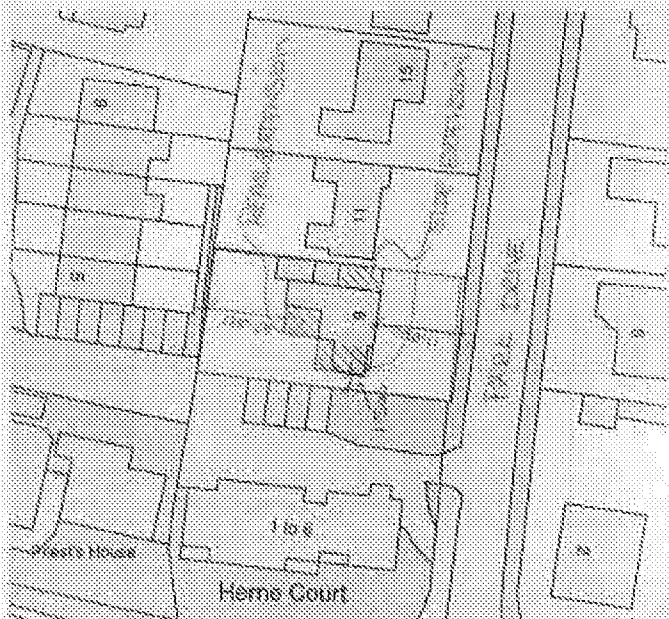


Mr & Mrs Ward

Proposed development of 9 Park Drive. Front Elevation with extension area shaded. July 2018.

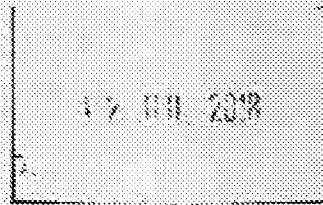


The shaded area illustrates the amount by which the new proposal will increase the visible frontage from the front on to Park Drive. This is an increase of 49%.



11 Park Drive
Rustington
West Sussex
BN16 3DZ

Group Head of Planning
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF



12 July 2018

Dear Sir

**Ref: Planning Application R/90/18/HH
at no: 9 Park Drive, Rustington**

Further to the withdrawal of the applicant's earlier application, ref no: R/283/17/HH, and having inspected the details and plans of the applicant's revised proposals as shown on the Council's website I am writing to object to the above planning application for extensions to the existing buildings at no: 9 Park Drive, Rustington.

My objections are based on the following material considerations in which the proposal does not comply with the requirements of Policies GEN 7 and DEV 19 of the Arun District Local Plan and of the Rustington Neighbourhood Plan:

- (i) Integration with the existing building – the proposed extension would increase the roof height of the existing building by some 0.5 metres and as this higher roofline runs for 53% further than the existing this additional height has an even greater significance and the proposal does not relate sympathetically to nor is it visually integrated with the existing building.

The rotation of the principal axis of the house through 90° changes its axis from E-W to N-S and this does relate not sympathetically to, nor does it visually integrate with, the existing building.

- (ii) Visual subservience to the existing building – the front ie east elevation of the proposed house shows that the proposed building has an area of some 49% more than the existing building. Such a major enlargement cannot be said to be subservient to the existing building.
- (iii) Overbearing effect and appearance – the extra height of the roof and the greater area of the roof over the longer re-orientated roofline axis will present the appearance of a significantly larger frontage and house than the existing from the street, Park Drive. The extra height, even with a small hip, will similarly affect those looking at the extended house from their flats on the northern side of Heme Court.

The sheer scale of the development would be overbearing and its eastern elevation would be intrusive to the neighbours especially those on the opposite side of Park Drive, in Herne Court and in St Anthony's Way.

- (iv) Relation to established spatial character and pattern – the three windows in the roof at both the front and rear of the proposed extension creates the appearance of the only three storey house in the road. The extension would also have such a wide frontage of roof slope as to be more like a small office block than a house and wholly out of character with the rest of the properties in this part of Park Drive. The mass of the enlarged building would amount to an over development of the site.

In summary, the proposed extension does not integrate well with and is not subservient to the existing building; it would result in an unduly large, oversized and unneighbourly form of development whose re-orientated and extended front roof will be visually intrusive to neighbours, and overbearing when viewed from Park Drive; and with the appearance of a three storey house it will be detrimental to the character and amenities of the surrounding residential area.

I should be grateful if you would ensure that this objection is included as part of the Council's consideration of the above application.

With thanks

Yours faithfully,

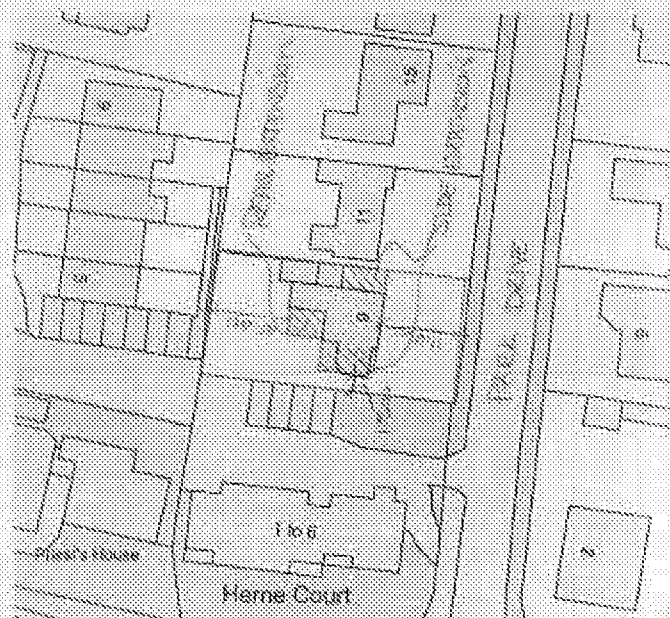


Mr Walker

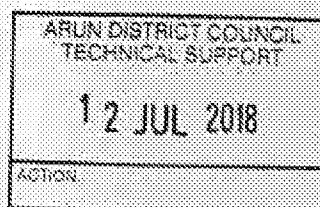
Proposed development of 9 Park Drive. Front Elevation with extension area shaded. July 2018.



The shaded area illustrates the amount by which the new proposal will increase the visible frontage from the front on to Park Drive. This is an increase of 49%.



6 Park Drive
Rustington
West Sussex
BN16 3DZ



Group Head of Planning
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

12 July 2018

Dear Sir

**Ref: Planning Application R/90/18/HH
at no: 9 Park Drive, Rustington**

Further to the withdrawal of the applicant's earlier application, ref no: R/283/17/HH, and having inspected the details and plans of the applicant's revised proposals as shown on the Council's website I am writing to object to the above planning application for extensions to the existing buildings at no: 9 Park Drive, Rustington.

My objections are based on the following material considerations in which the proposal does not comply with the requirements of Policies GEN 7 and DEV 19 of the Arun District Local Plan and of the Rustington Neighbourhood Plan:

- (i) Integration with the existing building – the proposed extension would increase the roof height of the existing building by some 0.5 metres and as this higher roofline runs for 53% further than the existing this additional height has an even greater significance and the proposal does not relate sympathetically to nor is it visually integrated with the existing building.

The rotation of the principal axis of the house through 90° changes its axis from E-W to N-S and this does relate not sympathetically to, nor does it visually integrate with, the existing building.

- (ii) Visual subservience to the existing building – the front ie east elevation of the proposed house shows that the proposed building has an area of some 49% more than the existing building. Such a major enlargement cannot be said to be subservient to the existing building.
- (iii) Overbearing effect and appearance – the extra height of the roof and the greater area of the roof over the longer re-orientated roofline axis will present the appearance of a significantly larger frontage and house than the existing from the street, Park Drive. The extra height, even with a small hip, will similarly affect those looking at the extended house from their flats on the northern side of Heme Court.

The sheer scale of the development would be overbearing and its eastern elevation would be intrusive to the neighbours especially those on the opposite side of Park Drive, in Herne Court and in St Anthony's Way.

- (iv) Relation to established spatial character and pattern – the three windows in the roof at both the front and rear of the proposed extension creates the appearance of the only three storey house in the road. The extension would also have such a wide frontage of roof slope as to be more like a small office block than a house and wholly out of character with the rest of the properties in this part of Park Drive. The mass of the enlarged building would amount to an over development of the site.

In summary, the proposed extension does not integrate well with and is not subservient to the existing building; it would result in an unduly large, oversized and unneighbourly form of development whose re-orientated and extended front roof will be visually intrusive to neighbours, and overbearing when viewed from Park Drive; and with the appearance of a three storey house it will be detrimental to the character and amenities of the surrounding residential area.

I should be grateful if you would ensure that this objection is included as part of the Council's consideration of the above application.

With thanks

Yours faithfully,



Mr & Mrs Coleman

Proposed development of 9 Park Drive. Front Elevation with extension area shaded. July 2018.



The shaded area illustrates the amount by which the new proposal will increase the visible frontage from the front on to Park Drive. This is an increase of 49%.

