



Arun District Council
Arun Civic Centre
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21st June 2020

Helen Wildig
3 Grafton Close
BN16 3QY

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

Dear Sir/Madam,

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

Application No: R/92/20/PL
Site Address: 6 Manor Road Rustington BN16 3QT
Description of works: Demolition of existing garage & store on existing dwelling & erection of 2No detached bungalows to rear.

Thank you for your internet representation made on 21st June 2020 which has been recorded as an objection with the comments as follows:

OWPC27910

Dear Mrs Gardner

I wish to object to the above application for the following reasons:

1. This would be an over development of the site setting an unacceptable precedence for the immediate area.
2. This is in conflict with the Arun Local Plan 2011 - 2031 (updated 2018) in respect of sustainability, privacy and enjoyment of existing residents.
3. It would have a detrimental impact on the immediate area and existing residents contrary to Policy DDM1 (Paragraph 3) and DSP1 of the Arun Local Plan
4. A similar application was refused on appeal (W/4000366) by the Secretary of State on the grounds that this type of back land development would not have any active street frontage and would not be visible from Manor Road.
5. This application does not take into account that Manor Road already has limited street parking. There is a local school in close proximity and cars are often seen obstructing pavement and thoroughfare.
6. There could well be an issue in that emergency access to the Fairlight Nursing Home at the end of Manor Road could be compromised during construction.

Yours sincerely,

Helen Wildig

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](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.