

19 Orchard Way
Fontwell
Arundel
West Sussex
BN18 0SH

23rd September 2014

ARUN DISTRICT COUNCIL

25 SEP 2014

RECEIVED

Ref: WA/48/14/PL

Demolition of existing commercial buildings/garages and erection of 3 No 2 bed terraced dwellings along with provision of ancillary parking, turning and landscaping (re-submission of application WA/52/13).
At Deans Yard Orchard Way Fontwell.

Dear Sir/Madam,

We write with reference to the above planning application notice.

We would like to state that all of our previous objections to application WA/52/13, of which this application appears to be exactly the same except for a couple of minor adjustments, still stand. However we would like to comment on several points in the new application.

According to the latest Design and Access Statement it appears that the applicant has done nothing more than to move the terrace block to a more central position on the site to elevate the cramped boundary situation to the south affecting 2 Deans Close. All this effectively does is to make it more cramped to the north of the site encroaching more on the gardens of 18 and 20 Orchard Way.

The applicant makes the point that the occupier of 2 Deans Close had no objection to the development. We think it should be noted that 2 Deans Close is up for sale at the moment and we would assume that if they made any objections to the development this could be detrimental to any sale and as such their input is negative.

The other alteration that has been made is a change of wording on the floor plans, so instead of having "Bedroom 3", it states "Study/Home office". It then goes on to state in the D&A Statement that "if so required the stud wall between bed 2 and the home office could be removed to produce one larger double bedroom. It is incomprehensible to think that a new home is being built with the view to knocking down walls because the rooms are too small and basically not fit for purpose!

The last point that we would like to make is that on the plans it shows an area for parking at the end of the access road to Deans Yard. This is not the Applicants land to commandeer for parking as this stretch of road belongs to Geoffrey Hudson Dean, (See previously submitted documents) and should not be included in the square footage for the development. We are very concerned about lack of space on the site for parking and access for services such as dustcarts and emergency vehicles. There just is not enough room for three houses and all that goes with them.

We feel that the application WA/78/10 made in 2010 for one 3-bed bungalow was a sensible and realistic proposal for the site. This scenario would be in perfect keeping with surrounding area rather than an unsightly row of terrace houses, which are too big for the site.

