



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

29th March 2021

Naeem Awan
Kingswood
King's Close
Yapton
West Sussex
BN18 0EX

Case Officer: Maria Tomalova
Telephone: 01903 737510
Email: maria.tomalova@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)

Town & Country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Application No: Y/23/21/OUT

Site Address: Kings Close Yapton BN18 0EX

Description of works: Outline planning application with all matters reserved for 1 No. dwelling.

Thank you for your internet representation made on 28th March 2021 which has been recorded as an objection with the comments as follows:

OWPC34747

A chalet bungalow is not a bungalow. It will still overlook my property as previously advised. Having lived here just over a year, I can see that there are several safety and practical issues with regard to building on a developed site which I detail below.

No consideration is allowed for the colony of hedgehogs that live in this vicinity. I have counted 6. I believe they are an endangered species.

No consideration is made for the King's Close residents and the limitations on access to and from the close.

The close is narrow and trade and private vehicles constantly need access now the close is fully developed.

The close is unsafe for pedestrians now - there is no pavement, meaning adults, children and dog walkers have to walk in the road. This is the issue that needs attention. In addition, access to and out of the close by residents vehicles is dangerous and unsafe now. The yellow lines have made no difference. Cars and trade vehicles regularly use the close to turn around and park, which makes driving into and out of the close hazardous during the day as the adjoining road is busy and it is difficult to leave the close. When entering, cars are often parked on the yellow lines blocking or part blocking residents access. If you allow lorries and building vehicles to be accessing and parking on this close, it will become unacceptable and more unsafe for the residents causing disruption and inconvenience during construction - installation of infrastructure will require the road to be dug up. This will further severely add to access issues for the residents.

I do not believe this planning application is part of the Yapton Neighbourhood Plan.

There are already thousands of houses to be built in Yapton, the place is becoming like a building site. Does the village really need one extra property in an area already developed site when there are enough houses being built on dedicated sites?

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/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

PLEASE NOTE: Essential IT work will be carried out during the week of 12 April 2021 and there will be no access to the planning records on the website. It will not be possible to follow the progress of an application, view any documents or make on line comments. To ensure that no one is disadvantaged the publicity period will be extended by a week on planning applications where the publicity period falls over this week. The site notices and documentation will quote the extended date if this is applicable.

All aspects of planning, building control and local land charges will be limited during this week. If you do need to contact the case officer during this week you will need to be able to provide the exact reference number and as much detail as possible. The service will be extremely limited and it would be best to contact us either before 12 April, or after, when the work is completed on 19 April 2021.

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.

To register to receive notification of planning applications in your area, please go to

<https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.