

William Rogers
Flansham Manor
Hoe Lane
PO22 8NT

Your Ref: OWPC24365
Our Ref: Y/77/19/OUT 06-09-2019
Please ask for:
Mr S Davis

23rd September 2019

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Application for Outline Planning Permission for erection of ten dwellings with access from Hoe Lane. Resubmission of Y/20/18/OUT - This is a Departure from the Development Plan

Land south of Hoe Lane Flansham

Thank you for your internet representation made on 21st September 2019 which has been recorded as '**an objection**' with the comments as follows:

Whilst I appreciate the more sympathetic approach to this application, there are several factors which I am very concerned about.

1 The applicant states Bonhams is not a non heritage asset. Whilst it is no longer a Grade 2 listed building, it is a locally listed property according to ADC. The flint wall flanking the driveway which is to be partly demolished to allow for a 6m access would adversely impact on the setting and street scene much cherished by local residents and acknowledged as part of the important transition zone between the A259 and the coastal hamlet of Flansham.

2. The area is currently being evaluated as a conservation area which gives further weight to the notion of protecting the street scene.

3. The proposed access to this site crosses a documented cycle and footpath which would jeopardise the safety of cyclists and pedestrians. Despite the Highways Agency comments, over one hundred new daily vehicle movements will cause a genuine hazard to road users negotiating this section of the Lane.

I trust these points will be given due consideration.

Yours faithfully

W J Rogers

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves

the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning