From: planning@adur-worthing.gov.uk
Sent: 09 December 2021 10:34
To: planning@adur-worthing.gov.uk
Subject: Comments for Planning Application AWDM/1607/21

Flag Status: Flagged

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 09/12/2021 10:33 AM from Mr David Parsons.

Application Summary

Address: Toad Hall 24 Brighton Road Lancing West Sussex BN15 8RH

Proposal: Three storey side extension, including conversion of loft space and creation of rear dormer and extension to first floor balcony/terrace. Formation of swimming pool, erection of bike shed and the formation of parking area with crossover. Alterations to boundary walls. Recladding of the existing building.

Case Officer: Marie O'Keeffe

Click for further information

Customer Details

Name: Mr David Parsons

Address: 2 Lancing Park, Lancing, West Sussex BN15 8RE

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment:
- Design
- Highway Access and Parking
- Loss of General Amenity

Comments: My concerns regarding the extension to 24 Brighton Road Lancing
.
1/ I appreciate my first concern doesn't contravene planning regulations but it's extremely important to me and my wife. We moved to 2 Lancing Park three years ago and since then I've had a loft conversion. The primary reason for the conversion was to improve our view of the sea. If the No 24 extension goes ahead it will restrict our view of the sea.

2/ If No 24 continues to be used as a Airbnb in it's extended form and if it's not I'm concerned about the

amount of additional vehicles that will be parked in Lancing Park. Even in the winter out of season it can be difficult to park safely at the south end of Lancing Park. Frequently I observe parking on a single white line at the entrance to Lancing Park which is dangerous to vehicles entering Lancing Park from the Worthing direction. In the summer season parking tends to become a free for all this is when grass verge parking takes place.

3/ I've noticed on one of the documents I've read it describes the footpath as pedestrian. It's actually pedestrian and a cycle.path. On the site plan it shows a parking space. As a fully paid up member of the Institute of Advanced Motorists I would not consider entering or exiting this parking space it would be dangerous when the A259 is busy. Other issues to consider are the pathway to the beach on the west side of No 24, the busy pedestrian and cycle path and the point where pedestrians can cross the A259. At this point there's a island in the center of the A259.

4/ During the planning of the extension it's crossed my mind if the New Road Works and Street Act of 1991 and Road Works Guarding had been considered. I would like to know where the builders vehicles and the builders merchants will park when dropping of tools and making deliveries. During the change over from the old to the new owner I had to speak to the driver of a flat bed truck who had parked on the footpath blocking the entrance to the path that leads to the beach. Since we moved here three years ago we've either witnessed or seen the aftermath of road traffic collisions. I'm sure your statistics and cost of repair to lamp standards and road furniture will bare me out.

5/ I've also been told when No 24 came on the market it was discovered the area of land in question still belonged to a council. I don't know which one. I'm considering buying a strip of land which runs parallel to No 2 Lancing Park. I've been told by the County Council my neighbours in Bessborough Terrace would also be given the opportunity to purchase the strip of land. If this was the case why wasn't the likes of myself be given the opportunity to bid. Prior to Covid 19 I had been trying to purchase a beach hut or pay for one to be erected to the west of No 24. Sadly Adur and Worthing Parks have thrown various obstacles in the way which discouraged me from continuing. The No 24 plot would have made a ideal site for a beach hut.

6/ Prior to Monday the 6th of December the poorly erected sign adjacent to No 24 had been taken down. I reported this on the Monday. Obviously if the sign can't be seen the public don't have the opportunity to raise their concerns.

Kind regards