# Planning Services, Adur & Worthing Councils

Portland House,
44 Richmond Road,
Worthing,
West Sussex,
BN11 1HS

Tel : 01903 221065
websites : www.adur.gov.uk or www.worthing.gov.uk
e-mail : planning@adur-worthing.gov.uk

## Householder Application for Planning Permission for works or extension to a dwelling

## Town and Country Planning Act 1990 (as amended)

**Publication of applications on planning authority websites**

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

## Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number: 24

Suffix:

Property Name:

Address Line 1: Southview Gardens

Address Line 2: Marine

Address Line 3: West Sussex

Town/city: Worthing

Postcode: BN11 5JA

### Description of site location must be completed if postcode is not known:

Easting (x): 513024

Northing (y): 102563

Description:

## Applicant Details

### Name/Company

Title

Mrs

First name

Lucie

Surname

Zammit Barat

Company Name

### Address

Address line 1

24

Address line 2

Southview Gardens

Address line 3

Town/City

Worthing

County

Country

United Kingdom

Postcode

BN11 5JA

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

### Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

## Description of Proposed Works

Please describe the proposed works

We purchased the property with a boundary of 12 ft conifers, which we later discovered were dead. They had been trimmed incorrectly and after discussing quotes with 4 different tree surgeons, it became apparent we had no option but to remove them. It was a huge expense, money we did not have but the trees were overhanging and obscuring the highway and causing damage to the wall. We have 4yr old triplets and so for them to use the garden safely, we needed to erect a fence. After counting over 20 fences in the immediate vicinity, we opted for the same close board fencing. We knocked on all our neighbours doors and no one minded. We also asked neighbours with fences if they had needed planning, they said 'no'. The fencing company also told us we didn't need planning.
We have since applied for retro planning and were denied on the grounds that the fence appeared too harsh.
Gary Peck kindly agreed to meet with us and it was suggested that moving the gate inward, behind the existing porch structure and planting foliage to soften the fence would be an option to answer the rejection point. The gap between the existing wall and the fence - 0.5m in some areas and 0.25m in others - is sufficient to plant a quick spreading type of bamboo. We sought the advice of several gardeners. Our proposal is to not just plant at the front and partially at the side but to plant 6ft, established plants along the whole boundary. I enclose a photo of the same bamboo between a wall and fence on Landsdowne Road. These are a line of single stalks that are densely spread along in a line. Regularly trimmed, the effect would be in keeping with the community and would completely obscure the fence.
To remove the concrete posts and install new ones 0.5m back would cost substantially more money - money that we most certainly don't have -and as we've seen in other properties in the area, would be unnecessary as we can easily create the desired effect as is. The property opposite us also has a bamboo boundary behind a wall... A property also viewed immediately on entering Southview Gardens from the North side.
We're hoping that these efforts will be enough to answer the planning depts requirements. We've taken the points seriously and believe this plan adequately adheres to the suggestions made.

Has the work already been started without consent?

- [x] Yes
- [ ] No

If Yes, please state when the development or work was started (date must be pre-application submission)

03/04/2022

Has the work already been completed without consent?

- [x] Yes
- [ ] No

If Yes, please state when the development or work was completed (date must be pre-application submission)

12/05/2022

## Materials

Does the proposed development require any materials to be used externally?

- [x] Yes
- [ ] No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

**Type:**
Boundary treatments (e.g. fences, walls)

**Existing materials and finishes:**
1m brick wall with a 1.82m close board timber fence

**Proposed materials and finishes:**
Established Bamboo plants 6ft in height Removal and relocation of front gate and section of fencing

Are you supplying additional information on submitted plans, drawings or a design and access statement?

◯ Yes
⊘ No

## Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

◯ Yes
⊘ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

◯ Yes
⊘ No

## Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

◯ Yes
⊘ No

Is a new or altered pedestrian access proposed to or from the public highway?

◯ Yes
⊘ No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

◯ Yes
⊘ No

## Parking

Will the proposed works affect existing car parking arrangements?

◯ Yes
⊘ No

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [ ] The agent
- [x] The applicant
- [ ] Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- [x] Yes
- [ ] No

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

Officer name:

Title

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

Date (must be pre-application submission)

01/03/2023

Details of the pre-application advice received

We met in person at the town hall with cllr Andy Wight after our previous application was rejected. It was suggested that we soften the appearance of the fence with foliage at the front and side in line with the property. Also that the front gate be moved back behind the existing porch structure.

## Authority Employee/Member

**With respect to the Authority, is the applicant and/or agent one of the following:**
**(a) a member of staff**
**(b) an elected member**
**(c) related to a member of staff**
**(d) related to an elected member**

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

## Ownership Certificates and Agricultural Land Declaration

### Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

⊘ Yes
◯ No

Is any of the land to which the application relates part of an Agricultural Holding?

◯ Yes
⊘ No

### Certificate Of Ownership - Certificate A

**I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding****

*** "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.**

**** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.**

**NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.**

Person Role

⊘ The Applicant
◯ The Agent

Title

Mrs

First Name

Lucie

Surname

Zammit Barat

Declaration Date

19/05/2023

☑ Declaration made

## Declaration

I / We hereby apply for Householder planning permission as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Lucie Zammit Barat

Date

19/05/2023