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Comments for Planning Application AWDM/1470/19

1 message

planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk> 16 November 2019 at 00:03
To: planning@adur-worthing.gov.uk

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

Comments were submitted at 12:13 AM on 16 Nov 2019 from Mr Zion Zirlin.

Application Summary

Address: 4 Brighton Road Shoreham-By-Sea West Sussex BN43 6RG

Proposal: Change of Use of residential dwelling (Use Class C3) into 3 bedroom guest house with separate owners accommodation (Use Class C1) (Retrospective).

Case Officer: Hannah Barker

Click for further information

Customer Details

Name: Mr Zion Zirlin

Email: [redacted]

Address: First Floor Flat, 2 Brighton Road, Shoreham-By-Sea, West Sussex BN43 6RG

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: I would like to bring to your attention that I have had legal advice given to me to refuse easement onto my land to access this car space bought as they have been exceeding their boundary using it for business reasons and have become a nuisance and disregarding my own space to turn around safely and use my own 2 garages also infringing their guests to use our driveway to come in and out of their unregistered business which only after a year of running has applied because of being reported by other neighbours who also find their behaviour unacceptable.
I therefor am only giving access to the parties mentioned on my land registry deeds and the cottages as both have been searched through by solicitors and no other deeds on record to show such easement.
The only parties mentioned who have a legally recorded easements are the following ....
Flat 1
Flat 2
The cottage
Utility company

There is no mention of any other easements in place and the land purchased has access via their garden once an opening is made as the wall dividing purchased land is along side their own garden wall allowing them access via their own land next door at number 4 .
The boundary line to the land purchased is recorded on the land registry and has to allow for maintenance to the utility company building at the rear of my property and the last garage owned by myself for future maintenance access and safe turning space in front clear for vehicles with legal access provided as highway rules and simply using it for 3 cars has exceeded this rule and boundary lines .
I therefore as the freeholder with the cottage refuse access based on information provided therefore their is not 4 car spaces available to allow for the change of residency as number 4 only own 2 car spaces which are are acceptable to their property and have 2 of their own vehicles being parked their and also a large caravan which is now being parked on the Adur permit car park on brighton road so have maxed out all available spaces and cannot possibly accommodate 3 guests on a road with such lack of public parking spaces left along this road as you can see from the objections put forward.

[redacted]

Kind regards Zion