

From: Daun Johnson <Daun.Johnson@arun.gov.uk>
Sent: 22 April 2021 10:14
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Michael Eastham <Michael.Eastham@arun.gov.uk>
Subject: FW: Confirmation of points raised yesterday?

REP

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From: Hilary Knight [REDACTED]
Sent: 22 April 2021 09:21
To: Alison Wilkinson [REDACTED]

Subject: RE: Confirmation of points raised yesterday?

Dear Alison

I am so sorry we haven't got back to you before.

Yes, we did get your email and it was circulated to all the Directors. It is helpful to us to understand and appreciate why some people would not want this development to go ahead: that obviously influences our thinking about what we, as a Community Land Trust, and as individuals within the Arundel community, can do to make for a good addition to our community. We also appreciated your support for affordable housing in Arundel.

Best wishes,

Hilary Knight
Secretary, Arundel CLT

From: Alison Wilkinson [REDACTED]

Sent: 22 April 2021 08:50

Cc: planning@arun.gov.uk; [REDACTED]

Subject: Re: Confirmation of points raised yesterday?

Good morning,

I had hoped to have the courtesy of a response from someone to this e-mail but, sadly this has not been the case. I can confirm, however, that Arundel Planning Department have included this e-mail as an objection on their planning application **AB/135/20/OUT**.

Yours Faithfully

Alison

Alison Wilkinson
28 Dalloway Road
Arundel
BN18 9HW
[REDACTED]

On Sat, 10 Apr 2021 at 11:01, Alison Wilkinson [REDACTED] wrote:

Further to your site meeting on the field proposed for a development of 90 houses by the Norfolk Estate yesterday, 9th April 2021 at 3pm, I felt it would be helpful to confirm to all of you the points I discussed with 3 of your committee members.

You will have seen, from the ADC planning website, that the 700 person petition, that was collected last year and forwarded to the Duke, is now included in the planning objections for this development. Another 122 residents have also objected to this development through the planning portal. This means the number of objections has now surpassed the number of people who voted for the neighbourhood plan.

The need for affordable housing in Arundel is not disputed. The concern is that in line with Yapton, Wick and Ford, a development of this size on a greenfield site will open the door for houses to be built on greenbelt land all the way down to Ford Station. We note the latest, revised, plan by Savill's has now included the field, above where the current proposal is, as belonging to the Duke's estate and we are fully expecting this to be next for development.

I raised, yesterday, that we are most concerned about the impact on the current infrastructure this development will have. When I mentioned the already overcrowded schools Hilary Knight suggested that it would mean that places could not be offered to children outside the village. I said that there will already be children in the schools who have siblings preparing to attend the same school and her suggestion was that the schools should start notifying parents that siblings may not get a place now? Does this mean discussions have already taken place with out schools before planning is even granted?

The doctors surgery is another concern. We have to, currently, wait for up to 3 weeks for a regular appointment. The impact of a minimum of 180+ looking register and vie for appointments means that many of the existing patients will be bumped back further. Have discussions taken place with the GP practice over how they will cope with this?

The traffic is a further concern. Despite the laudable attempts to make this a 'greener' development, the reality is that every house will have at least two cars and will just cycle and walk for exercise. Many of the occupants will also have vans associated with their jobs and these will have to be parked somewhere and, with the limited number and size of parking spaces currently on the plan, this will be on the surrounding roads. Yesterday was a case in point and I attach a photo showing two cars who parked, inconsiderately in one instance directly outside

our driveway, to attend the meeting yesterday. The fact that you chose to meet and access the field from this point shows you too consider it to be the quickest way into the site? It is therefore difficult to argue that even with an emergency vehicle only access point that people will use this as a short-cut? We have already experienced in Dalloway Road, Stewards Rise and the west end of Priory Road the difficulty for large delivery lorries to get through if there are cars parked so there is little chance of a fire engine being able to negotiate the narrow road with even more cars and vans on it?

Finally, Savills have been speaking about the bus service as a viable alternative for people. As a sometime user, the service is sporadic and is certainly not suitable, as they suggest, for children to use to get to school. Even with the new, badly needed, cycle and footpath from Arundel to Ford, it is unlikely many children will use it as it is still a distance for them to cycle or walk. It is also highly unlikely a bus company will be prepared to create a new service from Arundel to Ford for what will be a limited period of time each day. We are therefore back to the use of cars to get everywhere. Ford road is already a highly used, congested road where speeding is a problem, especially by motor bikes. Heavy lorries use far too frequently and this will only increase with any construction traffic for this site. The bypass will, in time, and hopefully, take some of this traffic away but that will be some years down the line and people familiar with the road will still use it.

Thank you for taking the time to read this and I hope it helps to give a fuller picture of some of the real concerns we have? I realise you are only looking at one aspect of the development but, in some ways, this is the most important to hear about our concerns as it will be the most dense part of the development and it is important to get it right for new and existing home owners.

Best regards

Alison

Alison Wilkinson
28 Dalloway Road
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