

Elizabeth Gammon
4 Birch Close
Arundel
BN18 9HN

Your Ref: OWPC17241
Our Ref: AB/148/17/PL 12-12-2017
Please ask for:
Mrs A Gardner

2nd February 2018

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

To provide 4 No. detached houses on existing semi natural woodland site. This application is a Departure from the Development Plan.

Wooded Land South West of Dalloway Road Arundel

Thank you for your internet representation made on 2nd February 2018 which has been recorded as '**an objection**' with the comments as follows:

I have lived in a bungalow bordering the proposed site for over 30 years. Planning permission should be refused as the site is well-wooded ancient woodland. It would therefore be impossible to develop :-

- 1. without causing damage*
 - 2. as the site is well-wooded, mitigation would be difficult*
 - 3. no compensation, as a last resort, would be adequate for such loss or damage.*
- Reference - NPPF - Ancient Woodland & Veteran Trees - Protecting them from Development.*

As a long term neighbour of the site I can add to the fauna listed in the applicant's Preliminary Ecological Appraisal.

We have seen a dormouse nest, in a bird box, on the site's border.

Large numbers of birds emerge from the site to use our bird feeders. Frequent visitors are Great, Blue, Coal, Marsh and Long-tailed tits, Robins, Blackbirds, Nuthatches and Wood pigeons. Less frequently Dunnock, Chaffinch, Goldfinch, Green & Lesser-spotted woodpeckers, Collared doves, Magpies & Jays. Some of these must nest on the site.

We have seen grass snakes, slow worms and stag beetles on or close to the site.

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange

for it to be destroyed although this means that its contents will then be disregarded.

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