

Mrs R Timlick
16 Belle Meade Close
Woodgate
Chichester
PO20 3YD

Your Ref: OWPC11122
Our Ref: AL/111/16/OUT 17-10-2016
Please ask for:
Claire Potts

8th November 2016

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Outline application with some matters reserved for 57No. units with public open space & affordable housing. This application is a Departure from the Development Plan
Land East of Orchard Gardens Woodgate Aldingbourne

Thank you for your internet representation made on 8th November 2016 which has been recorded as '**an objection**' with the comments as follows:

I wish to register my objection to this proposal on several grounds:

- 1. This application is contrary to the Aldingbourne Local Plan which does not provide for any additional housing, as we already have agreed development which will provide over 12 years worth of local housing supply. Therefore, more housing is not required.*
- 2. This application is contrary to the Aldingbourne Local Plan in that this site was designated as part of the Wildlife Biodiversity Corridor and should not be developed. This site is rich in wildlife, including large populations of slow-worms and lizards which are both protected species. The application acknowledges that work will affect protected species and yet the site has already been levelled with no apparent regard for this.*
- 3. Additional housing on this site will increase traffic congestion on both the A29 and Orchard Gardens itself, and cause additional queues to form as residents try to exit the junction on to the A29. Orchard Gardens is a fairly narrow street which is used by residents for car parking on both sides. It is also used by parents dropping off and collecting children from the local primary school and additional traffic on this road would constitute a danger.*
- 4. The application makes no provision for services such as health or education. The local Doctors surgery is full as are both local schools. Additional housing will only exacerbate the problems already faced by local residents.*
- 5. The application makes no provision for employment. There is very little local employment and thus residents of the proposed development would have to commute. Local transport links are infrequent and new residents would have to use cars, thus adding to the already congested roads. The only local bus route is to Bognor, Barnham and Yapton approximately every 2 hours with the last bus returning at 5.30pm. There are no transport links to Chichester and the railway station at Barnham is over 2 miles away.*
- 6. The site has been fallow for over 20 years, and in that time has been used by local residents as a community space and as an access route to local footpaths. The application makes no compensation for the loss of this amenity and does not propose to incorporate any new footpaths or rights of way.*

The fact that this site has now been levelled, with the loss of important habitats and potential damage to protected species, should be taken into account when considering this application. The application states that the boundary hedges/trees will remain in situ, but how can this be taken on trust considering the damage that has already been caused?

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

Karl Roberts
Director Planning & Economic Regeneration