

Mark and Lesley Oldham
10 Orchard Gardens
Woodgate
Chichester
PO20 3QW

Your Ref: OWPC11285
Our Ref: AL/111/16/OUT 17-10-2016
Please ask for:
Claire Potts

5th December 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 4th December 2016 which has been recorded as '**an objection**' with the comments as follows:

I live in one of the houses that would be directly adjacent to the proposed development. I have the following objections:

1. The development is unnecessary. The planning applications granted in the recent past provide more than enough houses to meet the parish requirement for the next 20 years as defined in the Aldingbourne Neighbourhood Plan.

2. The land in question is outside of the planning boundary and is defined in the Aldingbourne Neighbourhood Plan as a protected Biodiversity Corridor (Policy EH2).

3. Development on this land will unnecessarily destroy more countryside.

4. Access is proposed to be via Orchard Gardens, this road is less than 5m wide in places and cannot cope with the additional road traffic that 57 houses would bring. The Traffic Assessment Statement (Ref 5919/2.1) does not take into account the additional parking of cars at school drop off and pick times, this already causes significant problems. The additional car movements as stated in the Traffic Assessment Statement are wildly optimistic and consequently woefully short of a realistic figure.

5. The sewerage system will not cope with the additional load of 57 properties. As the last house served by the existing sewer spur I know first hand that the main sewer in Orchard Gardens is very close to the surface. We have had several blockages because there is only marginally enough fall between our house and the main sewer. If the sewer were to be extended into the new development the fall would become insufficient to carry away the waste.

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