

Carol Bartlett
1 Woodgate Road
Woodgate
Chichester
West Sussex
PO20 3SX

Your Ref: OWPC21373
Our Ref: AL/118/18/OUT 25-10-2018
Please ask for:
Claire Potts

7th February 2019

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 the demolition of existing buildings & the erection of 10 No. dwellings comprising 1 No. three bedroom detached, 2 No. three bedroom semi detached, 4 No. four bedroom semi detached & 3 No. four bedroom detached houses with associated access & parking.

Ryefields Farmhouse Oak Tree Lane Woodgate

Thank you for your internet representation made on 6th February 2019 which has been recorded as **'an objection'** with the comments as follows:

I can only reiterate the remarks in my objection to the initial application for this site. I assume you still have it on file but, if required, I can detail them again. This site is far too small for the amount of housing applied for. Ingress and egress to Oak Tree Lane is already difficult as the crossing gates are down for such long periods. When the traffic crosses them, it is impossible to enter or leave the road owing to the volume of vehicles which have been held up; this is becoming increasingly worse as more traffic used the main road. Houses built adjacent to Oak Tree Lane have been on the market for over a year before finally having to be rented out. The land adjacent to this site was refused planning permission and, if this application is approved, it will be difficult to object to any further applications which may be made. Basically, it is too many houses, too many vehicles using a narrow residential road in an area which is already oversubscribed at the local school and doctors.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal

information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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