

From: Nicola Oktay on behalf of Planning.Responses
Sent: 03 February 2025 09:54
To: Planning Scanning
Subject: FW: OBJECTION TO PLANNING APPLICATION – AL/11/24/OUT

REP

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From: Charles R Thomas [REDACTED]
Sent: 30 January 2025 21:54
To: Planning <Planning@arun.gov.uk>
Subject: OBJECTION TO PLANNING APPLICATION – (AL/11/24/RES)

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OBJECTION LETTER TO PLANNING APPLICATION – (AL/11/24/RES)
MR C.R. THOMAS, 35 HASLER GROVE, ALDINGBOURNE, CHICHESTER, WEST SUSSEX
PO20 3AN

To Whom It May Concern

I am writing as a local resident to **strongly object** to the above planning application.

Summary of Objection

In summary, I firmly believe that the proposal constitutes unnecessary, inappropriate and unsustainable development extending beyond the built-up limits of the village into the attractive open countryside surrounding Aldingbourne. Its layout, form, design and layout height undermine the serene setting of this rural community. Moreover, the proposed height exceeds that of all surrounding properties and would invade the privacy residents who see this as the principal reason for living in the area. The development would also produce an incongruous and cramped environment, which fails to respond to local character, landscape and surrounding context and should be refused as harming the visual and rural amenities of the area.

Local Infrastructure & Amenities

In this location, occupants of the proposed bungalows are expected to be older persons and therefore, less mobile and less likely to walk or cycle, will be highly reliant on the use of private cars. The residents of the proposed 3-storey apartment block will also be reliant on the same mode of transportation which would lead to an extra 180 road vehicles. This will cripple local transport methods as the roads are already gridlocked and badly corroded. Access to Meadow way via the A29 is already on a dangerous blind bend and with no alternative route to alleviate the pressure will result in treacherous conditions and ultimately casualties. The dark skies policy, as per the neighbourhood plan, prohibits the installation of additional lampposts to aid night-time vision while driving. Yet, the additional lights from residential properties will conflict with the policy.

Local NHS services e.g. dentists and GP surgeries are already oversubscribed. The average wait time for a simple GP appointment is more than 2 months. The proposed development will only grow the local population and demand for non-existent public services. It is negligent to proceed with the plan for the local community but also for any new residents. All local schools, primary and senior, are also oversubscribed and often require an appeal process for children who cannot secure a place. Yet, it is not simply pressure on local amenities which threaten the community but there are consequences on the environment.

Due to capacity issues of the existing foul sewage, the local area is at severe risk of ruptures and contamination. The low-lying levels of the terrain present a frequent flood risk and additional pressures on the system will guarantee conditions worsen. Therefore, the site is not an appropriate location for the development proposed, would result in an increase in private vehicular usage, lead to extra traffic and environmental harm.

Yours faithfully

Charles R. Thomas

Sent from my iPhone