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2nd April 2024

alan nurden
54 ST Richards Road.
Westergate
Chichester.
Po20 3rd

Case Officer: Jessica Riches
Telephone: 01903 737852
Email: jessica.riches@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)

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

Application No: AL/11/24/OUT

Site Address: Land East of Westergate Westergate

Description of works: Hybrid application consisting of: 1) Outline permission for all matters reserved (except access) for up to 400 No dwellings and associated works and 2) Full planning permission for alterations to site access off Westergate Street and through Pine Close and east-west link road including a bridge over the Lidsey Rife. This application also lies within the parish of Barnham, falls within Strategic Site SD5, CIL Zone 1 (Zero Rated), affects the setting of listed buildings, affects the character and appearance of the Eastergate Church Lane Conservation Area, affects public rights of way. This application is the subject of an Environmental Statement.

Thank you for your internet representation made on 29th March 2024 which has been recorded as an objection with the comments as follows:

OWPC66021

Reasons for rejection are as Follows. The land for the proposed site is part of the recreational and environmental area laid down in the Arun Local plan It is a green field site on a flood plain that includes a Bio diversity corridor and a chalk stream which are Habitat for species such as Bats Water vole and slow worms(All protected) and many other Birds mammals amphibians and insects.The Aldingbourne Parish Neighbourhood plan drawn up with Arun district council protects this area under a number of key policies EH2 EH4 EH5 EH6.Sewage has been flowing out of inspection covers south of the applicants site for many years poluting the ground and is evidence that Lidsey sewage treatment works is already beyond capacity.With Southern water recently advising against any further development in another planning application in the area.I have lived in Westergate for the past 37 years and have seen flooding become more regular.The last 3 months have been the worst ever. The A29, Nyton road, Fontwell Avenue all have been closed due to Flooding and Barnham road closed to collapsed sewers.That is every route out of westergate and eastergate!Excessive levels of surface water have been flooding down Fontwell Avenue and Nyton Road for the past 3 months and still are.This has only Happend since the Building of houses at the end of Fontwell avenue and Woodgate many of which remain empty.Lack of Infistructure.The A29 when not closed to flooding is already at full capacity and could not cope with another 600-700 cars from this development.Any exit onto the A29 from Pines close Or Any other Alternative considered onto Westergate street would cause total

Gridlock. Ques already stretch from woodgate railway crossing to Fontwell Avenue war memorial at peak times. Lack of school places in the area Aldingbourne and Eastergate primary schools already over capacity as is the six villages academy which has just announced closure of its gym to house more pupils. Lack of Doctors Nhs Dentists. No Railway Station at woodgate. Lack of Detail on the re routing of Footpaths and Blocking of Public and private Access by Applicants Plan. My conclusions are: No permission should be even considered at all unless The A29 is Re Aligned and completed in Full. The Development should Be prevented from starting Under the Grampian Caselaw Condition Until the control of surface water and sewage has been resolved By updating the sewers and Treatment works at Lidsey which are clearly no longer Fit for Purpose. Yours Faithfully A.J.Nurden.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/what-happens-next>.

Some applications will be determined by the Planning Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website <https://www.arun.gov.uk/privacy-policy/>

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to

