

[REDACTED]

**From:** Rhiannon Lloyd on behalf of Planning.Responses  
**Sent:** 02 April 2024 14:05  
**To:** Planning Scanning  
**Subject:** FW: AL/11/24/OUT  
**Attachments:** M. Postma\_Arun District Council\_AL1124OUT\_300424.docx

[REDACTED]

Rhiannon Lloyd (she/her)  
Planner (Degree Apprentice), Planning

[REDACTED]

[REDACTED]

Arun District Council, Civic Centre, Maltravers Rd  
Littlehampton, West Sussex, BN17 5LF  
[www.arun.gov.uk](http://www.arun.gov.uk)

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**From:** [REDACTED]  
**Sent:** Sunday, March 31, 2024 9:09 PM  
**To:** Planning [REDACTED]  
**Subject:** AL/11/24/OUT

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Melanie Postma  
5 Bellevue Cottages  
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PO20 3QU

30<sup>th</sup> March 2024

Planning Department  
Arun District Council  
Civic Centre  
Maltravers Road  
West Sussex  
BN17 5LF

Reference: Objection to Planning Application AL/11/24/OUT

Dear Planning Department at Arun District Council,

I am writing to formally lodge my objection to planning application AL/11/24/OUT, which proposes constructing 400 houses in the fields east of my home village of Westergate.

As a concerned resident and stakeholder in the community, I have carefully reviewed the details of this application and wish to express my strong opposition to its approval for the following reasons:

**Environmental Concerns and Biodiversity Distress:** The proposed development will have disastrous effects and cause irreversible damage to the local environment, including disruption to wildlife habitats, increased pollution, and damage to green spaces. Preserving our natural surroundings is crucial for the well-being of current and future generations.

My family and I, along with many other residents, enjoy the early-morning birdsong (I shall send you a recording of the birdsong in a separate email) and spotting the extraordinary amount of wildlife, such as water voles, grass snakes, little egrets, lizards, bats and kingfishers.

Please tell me, if the proposed development is approved, where will the wildlife live?

Biodiversity corridors, or rather Biodiversity Superhighways, run through this area, and the Eastergate rife is a chalk stream – one of only a few left in the world. The Aldingbourne Parish Neighbourhood Development Plan protects the area under various key policies, including, but not limited to:

**EH2 Green Infrastructure and Ecosystems** (New development near or adjacent to Biodiversity Corridors needs to demonstrate clearly that development proposals will not significantly harm the integrity or function of the Biodiversity Corridor.)

**EH4 Protection of Watercourses.**

**EH5 Surface Water Management** (New development within areas at risk from flooding will only be permitted if supported by a site-specific Flood Risk Assessment providing clear evidence to demonstrate that the proposal would not create more risk of flooding either to the development site or to other land. And make appropriate provisions to accommodate the surface water and foul water arising from the development.)

**EH6 Protection of Trees and Hedgerows.**

**EH12 Protection of bat habitats.**

**Loss of Recreational Space and Peaceful Tranquillity:** The proposed development will destroy the area's only green and wild space. I taught my daughter the names of all the trees, shrubs, wildflowers, berries, and different butterflies in this meadow, and she learned to climb trees there. It's where we pick our annual crop of blackberries and rosehips. Every single day, I, along with countless others, walk my dogs through this beautiful pasture.

Please tell me, if the proposed development is approved, where will the children play? Where will the dogs run? Where will my family and I find a quiet, natural space away from the busy A29?

**Sewage and Flooding:** Evidence of sewage spillage is a constant reminder that our local sewage system is collapsing. Will we have to endure the same as what happened in Barham recently? Southern Water confirms that Lidsey Sewage Treatment Works is already beyond capacity; it cannot support two more dwellings and certainly NOT 400!

A recent Southern Water response “strongly advised against” additional homes under a recent planning application in the Barnham area. Stating that two dwellings in the planning application numbered W1/23/111/PL “the local catchment area being overburdened during periods of rainfall”.

Please tell me, if the proposed development is approved, where will the additional sewage go?

The local road network is already at breaking point and cannot handle sustained rainfall. In recent weeks, I have been unable to leave the area by car because every road was closed due to flooding. Portsmouth Water has lost control of two springs at Level Mare Lane. The rapid proliferation of development in every pocket of local land is causing havoc with our water table.

Please tell me, if the proposed development is approved, where the water will go.

**Traffic Congestion, Vehicle Access and Air Pollution:** The proposed development will exacerbate existing traffic congestion in the area. The A29 is already beyond capacity due to increased local traffic from increased housing developments, speeding articulated lorries (that make the houses shake) and endless deliveries. The resulting air pollution is already insufferable. The idea of more traffic pollution is unbearable and dangerous. Primary, Junior and Senior school children walk this road to and from school. Exhaust pipes from vehicles directly impact small children’s developing lungs. I will not walk my dogs during rush hours due to the traffic. School children don’t have this choice.

Increased volume in traffic and inadequate infrastructure to support the influx of 400+ (the average car ownership is three per household) vehicles raise serious safety concerns.

Please tell me, if the proposed development is approved, where the traffic will go.

**Loss of Footpaths and Cycle Path Networks:** Existing footpaths and cycle paths are integral to the local community. The proposed development will adversely affect Footpaths 296, 297, 298, 300 and 317, as per the WSCC Public Rights of Way consultation. I especially object to Footpath 297, which I use daily, as do children going to school, which will require them to cross a dangerous road (the A29).

Please tell me, if the proposed development is approved, where will cyclists and walkers go?

**Noise Pollution and Cognitive Disruption:** Construction activities associated with the proposed development will cause significant noise pollution and disrupt residents' daily lives.

**Impact on Infrastructure and Strain on Vital Services:** The local infrastructure is not equipped to accommodate the demands of the proposed development. The strain on utilities (Southern Water has already raised concerns), schools, healthcare facilities, and other essential services.

It doesn’t take a rocket scientist to know infrastructure first and housing second. The Grampian Caselaw condition – “prevents the start of a development until off-site works have been completed on land not controlled by the applicant.”

Please tell me, if the proposed development is approved, where is the investment in new schools, NHS dentists, GP surgeries and local employment opportunities?

**Assault on Community Character and Loss of Identity:** The proposed development does not align with the character and aesthetics of our community. How does this project enhance the unique identity and charm of the area? Instead, it detrimentally affects the setting of listed buildings, the character and appearance of the Eastergate Church Lane Conservation Area, and public rights of way, potentially leading to a decline in property values and quality of life.

**Lack of Public Benefit and Increase in Community Anxiety:** The proposed development fails to provide sufficient public benefit to justify any negative impacts it may have. I request clarification on how the project will enhance the local community and contribute to its betterment. Why do we need more homes when half of the new ones are empty?

To quote Jessica Sparkes, head of planning at Cala Homes: *"We're thrilled to submit a hybrid application for our proposed development in Westergate. This is an important and significant proposal for the economic, social and environmental future of the area, which will see major benefits delivered."*

*"The submission of our plans for these high-quality new homes, in tandem with supporting the delivery of essential highways, community, utilities and green infrastructure, is a great step towards supporting Arun District Council deliver the 1,310 new homes needed in the area each year to ensure housing availability and affordability throughout the county."*

Please tell me, if the proposed development is approved, where will the area's economic, social, and environmental benefits be? Where are the essential highways, community, utilities, and green infrastructure?

In light of the concerns above, I urge the planning authority to reject application AL/11/24/OUT. Approving this proposal would not be in the best interests of the community and could have lasting detrimental effects.

Furthermore, I request that the planning authority thoroughly consider all objections raised by concerned residents and conduct a comprehensive assessment of the proposed development's potential impacts on the local area.

Thank you for considering my objections to planning application AL/11/24/OUT. I trust that the planning authority will make a decision that prioritises the health, wellbeing and interests of the community.

Yours sincerely,

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