



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

16th May 2025

Aldingbourne Parish Council
Aldingbourne Community Sports Centre
Olivers Meadow
Westergate
Chichester
PO20 3YA

Case Officer: Amber Willard
Telephone: 01903 737942
Email: amber.willard@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/30/25/OUT
Site Address: Land adjacent to 1 Elm Cottage Hook Lane Aldingbourne PO20 3TG
Description of works: Outline application with some matters reserved (except access) for 2 No. dwellings served from a new access in the location of the existing access. This application is a Departure from the Development Plan.

Thank you for your internet representation made on 15th May 2025 which has been recorded as an objection with the comments as follows:

OWQC76528

The parish council objects to this application as per the following policies of the Aldingbourne Neighbourhood Plan.

The application is a departure from the Development Plan.

- EH1 - it is outside the BUAB agreed and should not be supported.
 - H3 - Housing Density is out of proportion for the site.
 - EH5 - Surface Water Management. This piece of land currently helps exacerbates the flooding in the area, and without this, flooding will increase.
 - EH6 - information shows that there is no mitigation for the protection of trees and hedgerows.
 - EH8 - The plans and location show that the buildings will be out of character with the area and should be more in line with cottages than 4 bed houses.
 - EH12 - Protection of habitats, there is no information in the ecology report that shows any mitigation for bats.
 - GA3 - Parking shows 2 spaces per household. Agreed space required for a 4 bed house show that 3-4 spaces should be taken into account, the plot would not sustain this.
- Access to this site is difficult and on a dangerous bend.
Plans do not show the design of the houses, so it is difficult to make a considered decision on what is being proposed.
Site has overhanging power cables which needs to be resolved.

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 on the website. The website is updated once a day in the evening so it may take up to 24 hours for it appear on there. 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.

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 <https://www1.arun.gov.uk/planning-application-finder>