

Leonard Lee
Lee's Yard,
Lidsey Road Woodgate
Chichester
West Sussex
PO20 3SU

Your Ref: OWPC19562
Our Ref: AL/57/18/OUT 16-05-2018
Please ask for:
Mr S Davis

9th August 2018

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 (appearance only) for the erection of 30 No. dwellings consisting of 4 No. 4-bed houses, 10 No. 3-bed houses, 4 No. 3-bed apartments, 8 No. 2-bed apartments & 4 No. 1-bed apartments, communal work hub with associated car parking & landscaping. This application is a Departure from the Development Plan.

Land East of Lidsey Road Lidsey Road Woodgate

Thank you for your internet representation made on 9th August 2018 which has been recorded as '**an objection**' with the comments as follows:

We refer to the site known as 'Land to the East of Lidsey Road, Woodgate, PO20 3SU' and the outline planning application (LPA Reference AL/57/18/OUT) currently under consideration.

We write as owners of the property known as 'Lee's Yard' which is sited immediately to the south of the subject site. We have owned this property for over 60 years during which time it has been used for a number of 'industrial' uses, currently the site is leased out to a number of tenants housed in the various industrial buildings across the site. The current mixture of tenants are able to carry out their work without hindrance and without disturbing nearby residents save for a few caravans to the eastern end of the plot.

Lee's Yard by virtue of its use, attracts heavy articulated lorries or delivery and transport of goods, the use of fork lift trucks and the general business associated with the industrial use which includes steel fabrication.

Our concern is that by allowing a new residential use immediately to the north will lead to complaints from new residents which could lead to restrictions being imposed on our tenants with respect to disturbance and noise and this could restrict further development opportunity on the site. For this reason we wish to register this as an objection to the submitted application.

We would be grateful if these objections can be taken into account when considering the outline application and conveyed to planning members in the event that the decision is taken to committee. Please also advise if the proposed scheme is amended in any way in the future to allow us to make further comment

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