

Mrs J Clark  
Eagle Cottage  
High Street  
Angmering  
West Sussex  
BN16 4AH

Your Ref: OWPC1661  
Our Ref: A/134/13/ 07-11-2013  
Please ask for:  
Mrs A Gardner

23rd December 2013

Dear Sir/Madam

**Town & Country Planning Act 1990 (as amended)**  
**Town and Country Planning (Development Management Procedure) (England) Order 2010 (as amended)**

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Outline application for demolition of Broadlees and erection of up to 27 x 2 bed age restricted cottages, a 60 bed care home, laundry room, managers cottage and guest suite, with associated car parking This is a departure from the development plan.

Land at Broadlees Dappers Lane Angmering West Sussex

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Thank you for your internet representation made on 22nd December 2013 which has been recorded as '**an objection**' with the comments as follows:

*The application represents a major development on the entrance to the village. Having lived for many years off Dappers Lane if this application is allowed it will start another "sprawl" of building expanding this village into another urban mass like Rustington and East Preston.*

*I accept that the village has to allow a degree of new build but there are ample areas of land on the east side of Roundstone Lane (currently under planning consideration) and on the south west side (for commercial/employment) of Roundstone Lane where such schemes can easily be focused and which are already in the urban "sprawl".*

*The subject site is a island away from the village centre and has no linkage or easy access to the centre for older and less able people. If such a scheme is necessary it should be positioned in a quasi designated zone where public transport links are better.*

*The access for vehicles off Dappers Lane is also generally poor. The traffic calming island as one approaches the village from the north conflicts hugely with cars turning into and out of Dappers Lane leading to confusion. This allows accidents to happen as demonstrated by the regular damage to the illuminated bollards on the island and near misses between vehicles.*

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do

not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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

Karl Roberts  
Assistant Director Planning & Economic Regeneration