

Adam Evans
22 Windsor Drive
Rustington
West Sussex
BN16 3SW

Your Ref: OWPC13697
Our Ref: A/44/17/OUT 01-03-2017
Please ask for:
Mr D Easton

24th April 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Outline application (with all matters reserved) for demolition of existing buildings on site and the erection of a mixed use development comprising up to 90No. residential units and a care home (Use Class C2 and C3) & ancillary facilities, including railway crossing, together with associated access, car parking & landscaping. Departure from the Development Plan. This application also falls within the parishes of Littlehampton & Rustington.

Land west of Brook Lane and South of A259 Angmering

Thank you for your internet representation made on 21st April 2017 which has been recorded as **'an objection'** with the comments as follows:

I am very concerned about the potential development being suggested in this planning application. My major concerns are around the demand on public services, which would become even more strained. We recently moved back to the area last year and struggled to get allocated a doctors surgery, dentist and there were also very limited primary school places available for our daughter. There is no provision within the plans to resolve any of these issues. Whilst the loss of a doctors surgery in Littlehampton has strained services even more. With more housing in the Toddington Lane and Roundstone Lane areas being built already, I'm a very concerned that local residents would be severely impacted by the additional housing. I am also concerned that the Parklands estate could be affected by the proposed level crossing over the railway. This could have an impact on traffic in the estate which at times is very busy (school start/end times) and could potentially lead to safety issues close to the estate with children being able to gain access to the railway.

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

Neil Crowther
Group Head of Planning