



Members' Room
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF

ARUN DISTRICT COUNCIL

27 JUN 2017

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Planning Department
Arun District Council

23rd June 2017

Dear Sirs,

Planning application: A99/17/OUT

We are writing as the Ward Councillors for Angmering to object most strongly to the above on the following grounds:-

1. The Angmering Neighbourhood Plan and the Arun Local Plan 2011–2031 suggests that this site has been rejected for development. Other sites in the Neighbourhood Plan have been designated as more suitable.
2. In the past 25 years Angmering, has experienced a significant amount of development including Bramley Green and more recently Swanbourne Park and Cresswell Park. Our village has reached saturation point and does not have the infrastructure to accommodate further development such as this. We simply cannot cope with more houses and enough is enough.
3. The roads through Angmering have become more congested over the years. Weavers Hill is already a dangerous road with large buses driving through what was a country lane. It has a dangerous blind corner at the bottom by the junction with Water Lane and another one outside Cressingham Cottage. Whilst there is currently no proposal for the Rydon Homes development to have an access road onto Weavers Hill, it is obvious that inhabitants of this housing estate will use this road in addition to Water Lane. Accidents will happen and lives will be lost with further traffic going down this road. The A259 is totally congested and struggling to absorb the significant traffic created by a number of new supermarkets and local housing development; it cannot absorb more traffic. There are plans afoot to turn the single carriageway near Haskins into a dual carriageway, but this will not alleviate the traffic chaos we already suffer.
4. We need more job opportunities and not more houses in Angmering. The building of all of these additional homes may have provided temporary employment, but we need permanent jobs.
5. The schools in Angmering are already full with large class sizes. In spite of promises from

West Sussex County Council no new school has been built to accommodate Bramley Green and we now have Swanbourne Park and Cresswell Park. How is it proposed to educate the children from 175 proposed new homes by Rydon Homes?

6. Our infrastructure, such as sewerage and other amenities, is already stretched and will reach breaking point with further development. There are already insufficient medical and dental facilities in our neighbourhood with surgeries struggling to recruit GPs to replace those retiring and no provision for NHS patients at the dentists . It already takes a disproportionate amount of time to arrange a doctor's appointment. This development will simply make things even worse.

7. An additional 175 houses will have a detrimental impact on our environment with carbon emissions, air-pollution from the cars and houses, noise and water pollution. This will particularly affect the residents of Weavers Hill.

8. As mentioned above, insufficient local jobs are being created and as many of the target buyers for such a development will not work locally, it will put even more pressure on busy trains.

9. The land abutting Water Lane was a river not that many years ago. It is a source of surface water flooding, which has flooded properties leading into the village and the Village Green itself in the recent past. How is it proposed to prevent Angmering from flooding when all of the land that absorbs surface water along Water Lane is developed?

10. The character and setting of the rural approach to our village would be totally and irreversibly ruined by the proposed development.

Both as a ward councillors and residents of Angmering we most strongly object to this planning application and trust that it will be refused.

Yours faithfully,

Dudley M. Wensley, Andy Cooper, Paul Bicknell

Ward Councillors
Angmering & Findon