

Joanna Wyatt
Lulworth
Shripney Lane
Bognor Regis
PO22 9NU

Your Ref: OWPC15597
Our Ref: BE/102/17/OUT 11-08-2017
Please ask for:
Michael Eastham

18th September 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Hybrid application comprising Outline application for development of employment units, warehouse, hotel, 2No. drive-thru units, public house, gym plus engineering works, landscaping & associated works. Full application for a Warehouse (class B8), fuel island, car parking, access roads with new entrance from Shripney Road plus engineering works, open space, landscaping & associated works. Departure from the Development Plan.

Salt Box Field Land Off Rowan Way Bersted

Thank you for your internet representation made on 16th September 2017 which has been recorded as 'an objection' with the comments as follows:

Relating to the traffic flow problems in Shripney Road/Rowan Way. I appreciate the requests being made for a new road to link the site to the roundabout which connects with the Chichester part of the BR bypass. However, this would bring more traffic and existing road noise closer to the residential areas of Shripney. It would also have to cut through the Bersted Brooks Nature Reserve. In the event of the A29 being re routed, local residents were led to believe that a recommendation would be made by the Bersted PC to bypass Shripney Village on the eastern side, joining the BR bypass opposite the Rolls Royce site. This is one of the proposed routes on the original plan for the A29. Otherwise the commercial HGVs from Salt Box site (and elsewhere) will continue to pass through the village to join the rerouted A29 at its northern boundary.

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