

Mrs C Jolley
Cedarhall,
Shripney Lane,
Bognor Regis
West Sussex
PO22 9NR

Your Ref: OWPC14447
Our Ref: BE/63/17/OUT 09-05-2017
Please ask for:
Mr S Davis

30th June 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Outline planning application with some matters reserved (Access only) for 20No. houses & flats, 1No. replacement dwelling (21No. units in total) with car parking, landscaping & associated infrastructure & access off Shripney Road (A29), following the demolition of the existing dwelling & outbuildings. This application is a Departure from the Development Plan

The Cottage Shripney Road Bognor Regis

Thank you for your internet representation made on 29th June 2017 which has been recorded as '**an objection**' with the comments as follows:

I refer to the above planning application BE/63/17/OUT, and wish to object.

Shripney has already had a knock on affect from the recent changes incurred within the traffic systems and new by pass. The section of Shripney Road where the entrance to the proposed new development is set within an area of historical flooding.

The access is directly on to the A29 endangering all traffic entering and emerging coupled with the proximity of the exit from the Robin Hood PH. The volume of traffic within our village area already experiencing continual accidents with now the t junction of Shripney Lane used as a U turn for residents in the new accommodation on A29.

There is no walkway on this side of the road and a very dangerous one on the opposite side further away from the proposed development.

The Robin Hood has also increased it's capacity and increased traffic around our village is at an unacceptable level.

We are genuinely concerned with this proposal along with the character of a small village that seems to becoming more and more lost.

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