



Arun District Council
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1st July 2021

John & Linda Parker
92 Chalcraft Lane,
North Bersted
Bognor Regis
PO21 5TS

Case Officer: James Cross
Telephone: 01903 737784
Email: james.cross@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town & Country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Application No: BE/87/21/OUT
Site Address: Nursery Fields Land to the North of Chalcraft Lane West Bersted PO21 5TS
Description of works: Outline application with all matters, except for site access, reserved for the development of up to 225 residential units with associated infrastructure, open space and vehicular and pedestrian access (resubmission following BE/148/20/OUT). This application affects a Public Right of Way.

Thank you for your internet representation made on 1st July 2021 which has been recorded as support with the comments as follows:

OWPC37891

The proposed Nursery Fields development forms part of the complex 'jigsaw puzzle' of the Arun North Bersted Master Plan that was endorsed in October 2020.

If we accept its Aruns plan to develop the area then- - ..

The major benefit to existing residents is the proposed creation of a 'Spine Road' to the north of the site from the A259 to Lower Bognor Road / Chalcraft Lane. This spine road would divert traffic from Chalcraft Lane.

The newly formed junction, providing access from Chalcraft Lane is already approved (Chalcraft Nursery Development). Its extension into the Nursery Fields housing development appears fit for purpose. Highways have modelled a flow rate from this junction and we have no tangible evidence to suggest the data is flawed.

The installation of a 'Toucan Crossing' is a welcome addition providing safe passage for residents and cyclists (of which we are) . The long term vision of 'wellness trails' in the Master Plan further demonstrates the usefulness of this crossing.

The reports provided by those authorised demonstrates the level of detail involved. We are not in a position to suggest they are right or wrong but place our trust in those able.

The Nursery Fields development is a small part of the bigger picture.

As with any 'jigsaw puzzle' the finished article is not immediate but we believe the Nursery Fields Development is an intrinsic part of the development of North Bersted as proposed by Arun.

As with any change there will be disruption and nervousness as the bigger picture unfolds. But the Masterplan is clear and Nursery Fields forms part of the whole picture.

We support the application

John & Linda Parker

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Planning Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to

<https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.