

Rod Foster
Old Mill Cottage,
Yapton Road,
Barnham,
Bognor Regis
PO22 0BG

Your Ref: OWPC25714
Our Ref: BN/128/19/OUT 06-12-2019
Please ask for:
Amy Myer

10th February 2020

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Application for outline planning permission for development of 70 bed Care Home and 14 Assisted Living bungalows with associated car parking, landscaping and access -
Departure from the Development Plan.

Land Adjacent to Highfield House Yapton Road Barnham

Thank you for your internet representation made on 10th February 2020 which has been recorded as '**an objection**' with the comments as follows:

Please find below the reasons for my objections.

1: The site is not in the ADC development plan.

2: Yapton Road already has a number of sites being built on and there has to be some preservation of the remaining few green spaces.

3: It is important that the villages of Yapton and Barnham have some separation of green space, which this land provides.

4: The rural nature of this locality would be ruined, and no longer provide the space for local people to enjoy accordingly.

5: This proposed development would lead to a massive increase of traffic on an already busy road, and this traffic would, by the nature of the business, be at all hours of the day and night.

6: It is an inappropriate site for this type of business, being some way from either Yapton or Barnham. The pavement is very narrow, particularly towards Yapton and pedestrian access would be very difficult for elderly people. Also the Bus service is very limited.

7: At present there is no street lighting, which local residents are very happy about as it helps preserve the rural nature of this area. A business such as is proposed could very well require this lighting, much to the detriment of the neighbouring houses.

8: Local services are already stretched to breaking point.

To sum up; this proposed development is completely wrong for the location, not being close to either of the two villages. It would completely compromise the semi-rural nature of the location and would lead to an massive increase of traffic on an already busy road, which has inadequate and dangerous pedestrian access.

With thanks.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most

are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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