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4th January 2021

Seamu & Veronica Coleman
Sunrays
Highground Lane
Barnham
PO22 0BS

Case Officer: **Raymond Cole**
Telephone: **01903 737598**
Email: **raymond.cole@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:	BN/142/20/OUT
Site Address:	Land south of Barnham Station Barnham
Description of works:	Outline planning application with all matters reserved, other than principal means of access, for up to 200 No. dwellings, with access taken from Marshall Close, associated infrastructure & landscaping & demolition of existing buildings. This application is a Departure from the Development Plan, may affect the setting of listed buildings, may affect the Church Lane, Barnham Conservation Area & affects a Public Right of Way.

Thank you for your internet representation made on 29th December 2020 which has been recorded as an objection with the comments as follows:

OWPC32461

We are writing to strongly object to planning application BN/142/20/OUT for land south of Barnham Station.

This application is unsuitable, unnecessary and unwanted.

The following is a summary of our reasons for this:

The land concerned in the application is green belt land and should not be used for housing or any other development. Since we moved to Barnham nearly 4 years ago, we have, in the local area, seen a large of amount of development completed, in progress or awaiting development. This new attempt for more development, will further the loss of the countryside and the 'village' feel in this area. Additionally, and by no means less important, the natural environment will be decimated in the area.
The land in question is outside of the Local Development plan and this decision was made for a reason. We need to maintain the character of the area and this would only serve to eventually connect other, already developed areas, so that we would end up with a sprawling 'town' of concrete and bricks, served by hugely inadequate infrastructure, such as schools, GP services etc. These are already at breaking point.
The existing approved sites for housing development are already sufficient to serve the housing needs of the area; this site is therefore beyond these requirements.
The amount of traffic currently in this area is already at a very high level. The future increase in vehicle

movements from already planned and approved housing alone will increase this further. The additional traffic created by this development would only make matters worse and almost certainly result in an increased level of accidents in the narrow lanes and roads in the area.
The proposal for access to the site via Marshall Close is quite ludicrous. It is a narrow cul-de-sac and clearly unsuitable for the level of potential traffic increase. The residents of Marshall Close are, quite rightly, hugely concerned about the safety of their children, and indeed all residents of the Close, with the amount of additional traffic created by this development, be it commercial or otherwise.
The junction with Church Lane and Yapton Road is quite unsuitable for the likely increase in traffic, by this, and other nearby developments.
Church Lane is part of a Conservation area and the development will change the whole character of the lane. This is an irreversible decision and the village will be spoiled forever more. We cannot allow the development to blight one of the last remaining areas of countryside within the village. Indeed, as I write I can see some walkers crossing the land in question on the public footpath, with the view of the South Downs in the background. That simple but important enjoyment and pleasure, would be lost to many people.
The proposed development is also partially on a flood plain and by plastering the fields with concrete this is going to create even worse conditions locally. It doesn't take much rain for the area to be under water, and pushing the water somewhere else will only make it worse for those resident in vulnerable locations.

Any right-minded individual, be they ordinary residents or those that decide these matters, must see that this proposal is just a money-making exercise with no thought to the current residents of the area or the precious environment.

Seamus & Veronica Coleman
Sunrays, Highground Lane
Barnham

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 Development Control 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 Development Control Committee.

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

Yours sincerely

NC

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.