



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

4th January 2021

Christopher Beaumont
17 Wentworth Close
Barnham
West Sussex
PO22 0HS

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 2nd January 2021 which has been recorded as an objection with the comments as follows:

OWPC32495

I have lived in Barnham for many years and I regularly walk a circular route via Church Lane and the Public Right of Way between Church Lane and Elm Grove South.

The 2020 virus situation has meant that going out for walks and the open space countryside have become more important than ever.

Indeed, my situation has been significantly effected by the pandemic which has created significant mental strain - going out for this walk in the countryside we have around here, seeing the trains for key workers safely - this has been an absolute lifeline for my mental health and well-being. I have no doubt that this also applies to many other people.

Building more houses in the area, when there are already other new builds either recently completed or underway - will significantly impact on the beauty of this walk, and take away the joy that it has brought to many people, not just myself. At a time when we have lost so much due to the pandemic - including lives, we surely don't want to be losing and destroying any further, in all contexts.

This new development is going to bring a significant number of motor vehicles to the area. I was pleased to see that the A27 regulators have commented that they are not satisfied that the integration of further traffic on

the A27 created by this development has been studied and implemented correctly.

As well as agreeing with the points raised by fellow residents of the dangers created by Church Lane not being wide enough, the very poor access junction with B2233 and Church Lane, the large tree at said junction, the potential impact to a listed building, the low lying land flood risk and so on - there are two other points I would like to raise here. Number one is the Butchers directly opposite Church Lane. When open for business, parking occurs on the driveway there. When vehicles come off that drive there are many dangers, due to the blind spots. The dangers here will increase with additional traffic coming off Church Lane. Pedestrians also access the road here from the public footpath next to the butchers or the butchers itself. When they cross the road vehicles can suddenly come at speed from what is effectively a blind spot - because you think the road is clear, step out and discover it isn't.

Second - with the ongoing pandemic, people are being told to avoid public transport, so this adds to the point of further traffic sadly. If a pandemic of this kind occurred again in the future (very possible) - would the road setup cope?

Hopefully of course we will be able to return to public transport for all forms of travel, when the time is correct. I would want to encourage the use of transport - and yes the railway station here at Barnham is superb with excellent service. However, the Bus service is far from frequent. The service provided is excellent in terms of "service", but only a handful of services a day does not encourage use.

On the note of public transport services in the area summarised in the application documents - there are two bus services missing from these documents:

T1 - Thursday mornings only - from Barnham Station Tesco side Bus Stop - Barnham - Walberton - Yapton - Littlehampton TESCO - Free Shopper Bus. Return journey comes back by midday (one service each way). Stagecoach.

R3 - Tuesdays and Thursdays only. Free to use Shopper Bus. Compass Travel. From Bus Stops on Lake Lane and Barnham Village Centre, NOT Village Hall. Westergate - Barnham - Walberton - Arundel - Angmering - Rustington SAINSBURYS. One service each way on operating days.

I trust the correct decision will be made in due course and thank you for your time.

Kind Regards and Stay Safe
C

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



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.