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28th June 2021

Linda Wale
7 Chantry Mead
Downview Road
Barnham
West Sussex
PO22 0DE

Case Officer: Maria Tomalova
Telephone: 01903 737510
Email: maria.tomalova@arun.gov.uk

Dear Sir/Madam,

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

Application No: BN/150/20/PL
Site Address: Land at Chantry Mead & Rear of 14 -18 Downview Road Barnham PO22 0EG
Description of works: 3 No dwellings including access, landscaping & associated works (resubmission following BN/51/20/PL). This site is in CIL Zone 2 and is CIL Liable as new dwellings.

Thank you for your internet representation made on 26th June 2021 which has been recorded as an objection with the comments as follows:

OWPC37757

I would like to know if local residents should have been informed that plans have been resubmitted, is this standard practice or is the council failing to be transparent?.

I will enter my objections as I have done on two previous occasions, I note that on the new resubmitted plans the detached 4 bed property may be slightly reduced in overall footprint and that some of the Velux roof windows have been abandoned. However the fact remains that the property is still aligned out of kilter with the house and bungalows on either side.

The area of Downview Road has been designated as an area of special character both by ADC and estate agents alike.

It will set a precedent for more 'back-garden-grabbing' if this is allowed, as you know a similar application in 2018; EG/108/17/OUT (Downview Road) was dismissed so why therefore is this being considered once again.

The privacy of both homeowners in Downview Road and Chantry Mead would be severely compromised due to the close proximity of these 3 dwellings, as per Arun Design Guide.

The proposal BN/151/20/PL is suggesting using surface water infiltration however in a report compiled by the Principle Drainage Engineer for ADC commented that that several ground water tests must be carried out across the worst of the winter and not just 3 boreholes sunk on one day in March 2020 to test the ground water levels, has this been done. There is a risk of flooding in this area.

The new access point for these properties is badly positioned,

- 1) it is directly opposite existing Chantry Mead Homes
- 2) it is a very narrow single vehicle roadway
- 3) it will be on a 'blind spot' if the new properties are allowed garden hedging.

All of this along with the fact that there are no pavements will compromise the safety of Road users and pedestrians.

How are the developers addressing the fact that some of the land on which they propose to use is said to be Covenanted Land.?

Visitor parking is already at a premium for Chantry Mead, have the developers catered for this in their design?
No.

If this development goes ahead there must be a legal agreement that the new homeowners will be bound as are homeowners in Chantry Mead and Murrell Gardens to contribute annually to the repair, maintenance and general upkeep of the road, linkage to the sewerage system and surface water drainage and 'garden maintenance' if they are also called Chantry Mead.

Other points to mention are: wear and tear on our roadways by heavy duty builders lorries, any damage should be made good without residents having to 'fight the developers'.

We will also be losing some of our 'greenspace' thus reducing what we have to below the statutory requirements as per ADC 2000 SPD.

There will soon be massive housing developments in the Barnham area, why squeeze 3 in here when it is obviously causing such distress to residents?

Yours sincerely,
Linda Wale.

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.**