



Arun District Council
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18th May 2020

Amanda and Gordon Shepherd
Meade House
Church Lane
Barnham
Bognor Regis
PO22 0DG

Case Officer: Mr S Davis
Telephone: 01903 737874
Email: Simon.Davis@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/39/20/PL
Site Address: Land adjacent to Tars Farm House Church Lane Barnham PO22 0DB
Description of works: Erection of 4 No dwellings & associated works. This application is a Departure from the Development Plan.

Thank you for your internet representation made on 17th May 2020 which has been recorded as an objection with the comments as follows:

OWPC26949

Dear Sirs,

We wish to register our objection to the planning application for 4 houses at Tars Farm, Church Lane.

Church Lane is a single width road with no footpath nor scope for widening. The lane is popular with walkers, cyclists and horse riders and the additional vehicular movements will increase the risk of accidents to users.

Where the traffic monitoring equipment was sighted this did not take into account vehicles using the road from the junction with Yapton Road up to and including Tars Farm - it is this stretch of road which will be impacted the most. There are no passing places between Marshalls Close and Tars Farm and the additional traffic could cause issues with the Yapton Road junction as vehicles wait for oncoming traffic to pass. Other road users will also be put at greater risk of accidents.

As highlighted on the plans there is a flood zone and building on the site above this will increase the flood level. We are also concerned with the increased pressure on ground services which are already at capacity.

With all of the land developments already approved in Barnham and the surrounding villages, including development of the Angel and Hyde Nursery site for an initial notice of 130 residential units, there is no requirement for any further residential properties. This proposed development is also outside of the settlement boundary.

Church Lane is the original Barnham and is of an historical nature. Many people visit the lane to enjoy the

walks and views , which residents also enjoy. If this development was to proceed this could open up further applications to develop from other residents and any developments in the lane will destroy the beauty and history of the area.

Amanda and Gordon Shepherd

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 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.