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16th June 2020

Mr & Mrs J H Knight
IVY COTTAGE Level Mare Lane
Eastergate
CHICHESTER
West Sussex
PO20 3SA

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/50/20/PL
Site Address: Land west of Fontwell Avenue Fontwell Avenue Eastergate PO20 3RX
Description of works: Demolition of existing structures on-site & erection of 42 No. dwellings with access, parking, landscaping & associated works. This application is a Departure from the Development Plan.

Thank you for your internet representation made on 15th June 2020 which has been recorded as an objection with the comments as follows:

OWPC27753

We strongly object to the proposed development, the area is becoming over developed, the improvement works to the A27 will create a bottleneck at Fontwell A27/A29 then there will be 400 dwellings opposite Racecourse = 800 cars, Wandleys lane proposals of 170 Dwellings = 340 cars, there is also the 200 + houses at Fontwell Ave / Nyton Road = 400+ cars and this additional 42 houses will mean 80+ cars. All this will increase traffic up & Down Fontwell Avenue and Nyton Rd the flow of which is painfully slow now at busy times and will inevitably cause a lot of northbound traffic to turn into Level Mare Lane to avoid the queues. The development on-site parking is inadequate / unrealistic, there are insufficient Surgeries & schools and the demand on water & Electric will increase dramatically. All this building will dramatically affect the flood plains as it will remove natural disbursement.

The planning is outside of the local development plan. Advertising literature states "Access to local amenities via sustainable transport" but there is none and the local station and one other local car park will be inadequate causing intrusive & obstructive parking locally. The proposal maintains it "will positively contribute to the local area" How? by increasing the traffic and difficulties in accessing the A29 which is bad enough now. That is not a positive. You need to seriously reconsider this development along with others locally.

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.