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16th June 2020

Dennis Clement
23 Downview Road
Barnham
BOGNOR REGIS
WEST SUSSEX
PO22 0EG

Case Officer: Amy Myer
Telephone: 01903 737776
Email: amy.myer@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/51/20/PL
Site Address: Land at Chantry Mead & rear of 14-18 Downview Road Barnham PO22 0EG
Description of works: 4 No dwellings including access, landscaping & associated works.

Thank you for your internet representation made on 16th June 2020 which has been recorded as an objection with the comments as follows:

OWPC27803

Objection to planning application BN/51/20/PL

It has come to my notice that a planning application was submitted on 20th May 2020 by Stonehurst Properties Ltd and the residents of nos. 14 and 15 Downview Road.

1. The plan has been submitted but the statutory notification signs at or near the proposed building site do not appear, why not? I can only assume that the company is trying to get planning permission on land which it doesn't own behind the backs of the residents other than the applicants at nos. 14 and 15.

2. The land directly behind properties 16, 17 and 18 Downview Road is covenanted stating that no building can be placed on that land and that the land can only be used as an orchard or similar effectively meaning that the land can only be used as it is at present i.e. as gardens. This was acknowledged by Southgate Development Company some 10 years ago when Chantry Mead was built. Covenants bind the land, not the people who own it. This means that when land is sold, the new owners still need to adhere to the covenants.

3. I don't believe there is a need for four extra houses squeezed in when there are already plans in train for substantial development within a very close proximity of this proposal. It must not be ignored that, after appeal, planning was refused for building to the rear of 10 Downview Road. Should this current proposal be approved then that would be setting a precedent to build to the rear of all the gardens from number 3 to number 11 Downview Road and be going against the decision of the appeal authority.

4. Downview Road is a private road with upkeep being at the expense of residents which was acknowledged in the High Court when Southgate Development Company were taken to court with regard to access to Chantry Mead. This development would increase traffic flow and consequently potential expense for

Downview Road residents.

5. It is well known that this is a sensitive area regarding surface water and there is an underground river running from Chantry Mead under the garden of number 22 Downview Road my immediate neighbour. Any further building could well disrupt the water table in the area I would be very concerned should the table be upset in any way.

I strongly object to any further development in Chantry Mead or to the rear of properties in Downview Road.

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](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.