

From: Daun Johnson on behalf of Planning.Responses
Sent: 29 June 2026 14:12
To: Planning Scanning
Subject: FW: Planning Application BN/73/26/OUT - STRICT OBJECTION

Please upload email to BN/73/26/OUT, planning, rep

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From: Elaine Walby <Elaine.Walby@arun.gov.uk> **On Behalf Of** Planning
Sent: 26 June 2026 16:49
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Planning Application BN/73/26/OUT - STRICT OBJECTION

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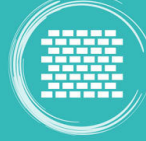
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From: Chris Lowrey
Sent: 26 June 2026 16:34
To: Planning <Planning@arun.gov.uk>
Subject: Planning Application BN/73/26/OUT - STRICT OBJECTION

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Subject: STRICT OBJECTION to Planning Application BN/73/26/OUT
Site Address: Land at Sunnyside Nurseries, Yapton Road, Barnham
Proposal: Outline planning for up to 190 No. dwellings

Dear Planning Department,
I am writing to formally object to planning application BN/73/26/OUT on the grounds of severe infrastructure deficit, specifically regarding local water utilities.

1. Evident Failure of Existing Infrastructure
The proposal outlines the addition of up to 190 new dwellings to the area. An influx of this scale will place an unsustainable demand on a water supply network that is already in a state of local crisis. Existing residents in Barnham are already suffering from persistent low water pressure, and multiple properties have recently experienced complete losses of water supply. The network cannot sustain the burden of 190 additional households without causing severe detriment to the basic living conditions and amenity of the existing community.

2. Direct Conflict with the Development Plan

Under Policy INF1 of the Arun Local Plan and Paragraph 181 of the National Planning Policy Framework (NPPF), new developments must be supported by the timely delivery of necessary infrastructure. Building on this site without an absolute, proven upgrade to the mains water supply fails the test of sustainable development and violates local planning policy.

3. Request for Refusal or a Strict Grampian Condition

While I strongly urge the Council to refuse this application outright due to infrastructure insolvency, if the Council is minded to grant permission, it must protect the existing community by imposing a strict Grampian condition.

Because the applicant does not control the off-site water network, permission must be subject to a negatively worded condition preventing commencement. I request that the following—or similarly robust—wording be applied to any decision notice:

"No development, including site clearance or preparatory works, shall commence until a scheme for the reinforcement of the local water supply network has been submitted to and approved in writing by the Local Planning Authority in consultation with Southern Water, and such infrastructure network reinforcements have been fully implemented and brought into operational use."

Defraying this fundamental infrastructure issue to the "Reserved Matters" stage is entirely unacceptable. The principle of whether this site can accommodate 190 homes relies entirely on water security. Without a Grampian condition to guarantee network upgrades prior to construction, this development will exacerbate the existing water-stress and cause an unacceptable loss of amenity to Barnham residents.

Yours sincerely,

Chris Lowrey (Mr)
1 Marshall Close, Barnham. PO22 0DQ