

Mr Richard Pulley
12 Goda Road
Littlehampton
BN17 6 A

Your Ref: OWPC17290
Our Ref: CM/33/17/PL 17-12-2017
Please ask for:
Ross Leal

9th February 2018

Dear Sir/Madam

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

Demolition of prefabricated former private school building & Mill Lodge residential unit; refurbishment of existing Mill to retain & refurbish existing dwelling & flats 1 & 2 (adjoining) with 2 No. additional dwellings; refurbishment of Mill Cottage & Mill Thatch (units 1 & 2) & erection of 1 No. new-build floating pond-house within feature pond. Departure from the Development Plan. This application also lies within the parish of Littlehampton & affects the setting of a Listed Building.

Clymping Mill Climping Street Climping

Thank you for your internet representation made on 7th February 2018 which has been recorded as '**an objection**' with the comments as follows:

Objection to planning application CM/33/17/PL

Part two

*Had they done so they would have realised that in fact the Mill is well known by county ornithologists as being one of the few sites along the south coast to regularly attract rare Asian migrants such as Yellow Browed Warbler (*Phylloscopus ignornatus*) but also other rarities such as Red-breasted flycatcher (*Ficedula parva*), Firecrest (*Regulus regulus*), Nightingale (*Luscinia megarhynchos*), Cuckoo (*Cuculus Canorus*). There would also have been a very strong chance that the endangered native Grey Partridge (*Perdix Perdix*) would have bred there give the opportunity as this is one of the few areas of coastal Sussex where they can be found.*

Obviously the destruction of the site in May would have impacted more significantly on local, more common species. Especially those that favoured rank grass, shrubs, dense vegetation and trees. These would include; Dunnock, blackbird, song thrush, great tit, blue tit, Robin, blackcap, whitethroat, lesser whitethroat, bullfinch, linnet, goldfinch, chaffinch, starling, magpie, Jay, collared dove, tree creeper, long tailed tit, Goldcrest, wren, greater spotted woodpecker, wood pigeon (apologies for lack of Latin names here).

I can make no comment regarding the ; plants, reptiles, dragonflies, molluscs, amphibians, mammals, butterflies, moths, bees, beetles, spiders and other insects lost from the site in May as I have no expertise in these areas.

The Context Appraisal (2.)

To start by saying that any new development on the site 'could improve upon the existing baseline and provide biodiversity gains', might be seen as being rather disingenuous given that the site had been effectively cleared a few months earlier.

The Mill site, 'could be considered brownfield land', where would that be? Remove the ruined mobile classrooms and you have a potentially unique West Sussex habitat, a

coastal lowland site full of native species would indeed be something. After all there is an SSSI a SNCI and a Nature Reserve all within 100 meters (or less) of the site. So there must be something going on that is worth saving.

Lizard do note in their site appraisal that clearance has resulted in 'leggy' vegetation. This is undoubtedly true, they suggest that planting a locally sourced hedgerow would be a good idea. Well there were 'locally sourced' plants there before they were taken out.

I like the idea that they are enhancing the 'sense of place' but what was wrong with the old sense of place?

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning