

-----Original Message-----

From: Michael Eastham

Sent: 25 January 2018 13:56

To: Planning.Responses

Subject: FW: Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

Please upload on Ocella as additional response from Local Highway Authority.

Thanks,

Michael

-----Original Message-----

From: [REDACTED]

Sent: 25 January 2018 13:38

To: Michael Eastham

Subject: RE: Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

Hi Michael,

I think that's a good way forward and would have been one of my suggestions. As the issue appears to be parking and the number of cars being used, I would suggest that this would help mitigate any problems.

Regards,

Jamie

-----Original Message-----

From: Michael Eastham [mailto:Michael.Eastham@arun.gov.uk]

Sent: 25 January 2018 13:08

To: Jamie Brown

Subject: FW: Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

Hi Jamie,

Could we add a Travel Plan condition requiring details of how the applicant will encourage people to travel to the sports pitches and changing facilities building by alternative means than the private car?

I look forward to receiving your response.

Kind regards,

Michael

-----Original Message-----

From: Michael Eastham

Sent: 25 January 2018 11:44

To: 'Jamie Brown'

Subject: FW: Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

Jamie,

I have just received the following email from a local resident of Kingley Gate regarding the proposed car parking for the changing facilities building / sports pitches.

Please could you provide me with a response.

Thank you.

Michael

-----Original Message-----

From: [REDACTED]

Sent: 25 January 2018 11:40

To: Michael Eastham

Subject: Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

Dear Mr Eastham

Re Planning Application LU/282/17/RES Land North and South of railway Courtwick Lane Littlehampton BN17 7FR

I logged an "objection" to the above planning application back in October 2017 and have been keeping an eye on the application since then on the Arun planning website.

Its been interesting to see the additional Estate management plan has been substituted to show the correct layout of the surrounding properties, which have yet to be built, to the application site.

It is disappointing to read that the subject of parking for the Changing facilities doesn't seem to have been addressed. Ive read a response dated 23rd January from Jamie Brown, County Highways Planning Services, where he "would suggest the applicant liases with the residents over the management of car parking".

In my initial complaint I noted that the changing facilities showed a potential for upto 80 people plus changing for officials, possibly 100 people using the facility at a time plus spectators. Parking being provided, according to the application covereing letter is for approximately 20 cars on "grasscrete", and my question of "where would the other possibly 80 cars park" still stands.

As im sure you are aware, Kingley Gate will be a private development and a management company called Chamonix Estates have been instructed by Barratt & Bellway to manage the estate. They held a management meeting yesterday, 24th January 2018, in Littlehampton and residents of the estate were invited to attend.

A previous letter to residents from Chamonix Estates highlighted a issue with parking on the development which is concerning considering the estate has yet to be completed. I appreciate Parking is always a contencious issue and as a "last resort" Chamonix suggested that, in future, parking control could be introduced onto the development using a private parking company. As I can see from the submitted plans, any parking, after the 20 grasscrete spaces, by users of the football facilities would have to be on already congested estate roads, which residents of the

development have been told are private roads and not being adopted by West Sussex County Council. Pavements are already being parked on and access restricted to neighbours driveways or parking bays.

The roads adjacent to the proposed site is used by the local bus service which would require suitable access to roads and also any emergency services attending the site.

I understand the development was originally planned with football changing facilities and some form of local facilities. What concerns me is where the additional cars this facility would bring would park on days the pitches were used in addition to the extra parking the A1/A2/A3 local facilities and the 5 extra flats that this application includes.

It would be interesting to see what approach the applicant takes to liaise with residents over the management of car parking as suggested by Mr Brown, as there has not been a form of residents association created on the development and only the Chamonix Estates, Kingley Gate management company set up by Barratt and Bellway. I hope any liaison between the applicant and the residents of the development will happen before the application is considered by the council.

Also I have not seen any indication on the application as to who would be responsible for the maintenance, cleaning, security etc of the proposed changing facilities once they have been constructed. Certain areas of the development are the responsibility of Chamonix Estates paid for by a service charge applicable to all home owners on the development. Is the applicant proposing that these would fall under the responsibility of Chamonix Estates or be the responsibility of West Sussex County Council or Arun Council?

I hope these points could be considered before any approval is given to the current plans.

Many thanks

John

John Richards

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