

Michael Ayling
175 Lyminster Road

BN177QB

Your Ref: OWPC26156

Our Ref: LU/48/20/PL 19-02-2020

Please ask for:

Mrs A Gardner

23rd March 2020

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Demolition of 1 No. bungalow & outbuildings & erection of 22 No. dwellings with associated parking & open space. This application is a Departure from the Development Plan.

Southdown Nursery Old Mead Road Littlehampton

Thank you for your internet representation made on 23rd March 2020 which has been recorded as '**an objection**' with the comments as follows:

Dear Mrs. Gardner,

Planning Application LU/48/20/PL

Applications for the Demolition of 1 bungalow & outbuildings & erection of 22 Dwelling
Our main concern is the maintenance of Old Mead Road with the increase of traffic including heavy Lorries that this application is going to open it up to. When we bought our property, which includes part of the roads ROW then the traffic was of a level that the road was not withstanding the wear and tear back then, forty years ago. Since then a development of housing association homes has increased the traffic two fold. We were fortunate in the event that the organisers of the solar electricity farm made up part of Old Mead Road after the extensive use of heavy vehicles installing the panels but even after such a short time there is signs of wear and tear at the entrance. Since this you have passed the applications for storage of caravans/coaches at the end of Old Mead Road with a larger site office/lodge, which suggests this business is going to increase and produce more heavy traffic. The Site of Old Mead House is in the process of putting 7 mobile homes on the front of the property and the passing of the application for Torri Nurseries 14 mobile units. All of this added to the increased traffic from the 22 houses/units in the above application leaves a lot to be concerned about. My house already shakes with the volume of traffic and I am sure this added traffic is only going to increase this problem.

The path for the present occupants of the social housing is a joke, it is not possible to walk along its entirety, it is overgrown, littered, dirty and unsafe for children. The path does not extend to the entrance of Old Mead Road so those walking up to the entrance are in danger of being hit by vehicles coming round into the road as there isn't any pavement to either side of the road, even if they did adhere to the 30mph limit, the outcome would be to awful to imagine and the increase of all the traffic these developments would make the danger twofold at least.

Surely there must be something put in place to address the ROW and upkeep of the road should you consider passing this planning application and any future applications.

My other concern is with the high water table in this area and the fact that main line sewerage does not extend down the length of old mead road. I have already been told that the social housing has problems with sewage backing up into the houses on occasions. With such a high water table surely this development will have similar problems if it is not on main drainage. The ditches in the area have a problem coping especially in the winter when the water levels are high and the land around is visibly bogged with water.

Another issue is that in today's building sizes there never seems enough room to

accommodate the larger vehicles that are becoming increasingly popular. Will there be enough room on properties 1 to 8 to park two such vehicles without the occupants having to resort to parking on the road/right of way?

For the above reasons we wish to object to the above proposal.

Regards

Mr & Mrs M Ayling

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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