

9th April 2026

N Barnes
16 Silver Birch Drive
Middleton on Sea
Bognor Regis
West Sussex
PO22 6SJ

Case Officer: Jonny Cooper
Telephone: 01903 737532
Email: jonny.cooper@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning (Control of Advertisement) (England) Regulations 2007 (as amended)

Application No: M/18/26/A
Site Address: Former Poultry Farm Land Yapton Road Middleton-on-Sea PO22 6DY
Description of works: Installation of various signage.

Thank you for your internet representation made on 8th April 2026 which has been recorded as an objection with the comments as follows:

OWPC82641

I would like to object to this application on the basis that my house, number 16 Silver Birch Drive, is shown with other alterations to the original plan.

I have lived in my house for 21 years and there is a ditch which runs across the back of my back garden and prevents my property from flooding. The ditch and the existing trees are not shown on the plans at all. These provide both screening and security to the rear of my property, if the area is changed to just grass seed I am at a high risk of both flooding and intrusion. The plans are not clear as to the builders intentions and the boundaries on the different plans are drawn in different places, for example one plan shows my fence as the boundary and another shows a gap behind my fence line. Therefore the plans are not accurate! The original plans stated that the company only owned the land the other side of the public footpath and not up to my property boundary.

When it rains heavily the ditch becomes full of water, so it seems totally crazy that this could be infilled. We have had one of the highest rainfall on record this year, so I do not understand why it is good idea to potentially infill a ditch? My garden is north facing and planting grass behind my garden fence will be pointless. It won't grow very well and will become saturated in heavy rainfall.

The current greenery and shrubs provide screening from the 24/7 proposed flood lit car park and security to my property. They also prevent flooding, as the roots to the shrubbery absorb moisture.

Having been given permission to build on a flood plain I am surprised that the ditch is not identified on any plans and there is not a more comprehensive plan to prevent flooding of residential homes adjoining the massive care home.

I urge you to come and do a site visit to check out the accuracy of these plans and ensure that our properties will be protected from future flooding, security risks and the environmental impact of the flood lighting and noise from the care home. As a council you have a duty of care to protect local residents living conditions and

their right to enjoy their own home and garden and not just agree to what developers want to do. If the existing trees are removed from behind both Number 14 and 16 we will be looking out onto a 2 meter high security fence around the site which will be a total eyesore instead of views of the South Downs.

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 including your name and address on the website. The website is updated once a day in the evening so it may take up to 24 hours for it appear on there. 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/what-happens-next>.

Some applications will be determined by the Planning 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/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

In the event of a subsequent written representations appeal, against a refusal of advertisement consent 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 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 <https://www.arun.gov.uk/privacy-policy/>

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.

To register to receive notification of planning applications in your area, please go to <https://www1.arun.gov.uk/planning-application-finder>