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9th October 2020

Vronique Harris
61 Elmer Road
Middleton-on-Sea
West Sussex
PO22 6EH

Case Officer: Mrs A Gardner
Telephone: 01903 737529
Email: Anita.Gardner@arun.gov.uk

Dear Sir/Madam,

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

Application No: M/68/20/PL
Site Address: Poultry Farm 87 Yapton Road Middleton-On-Sea PO22 6DY
Description of works: Demolition of the existing structures & redevelopment to provide a new 66-bedroom care home arranged over two storeys together with associated access, car & cycle parking, structural landscaping & amenity space provision (resubmission following M/80/19/PL). This application is in CIL Zone 4 (Zero Rated) as 'other development'.

Thank you for your internet representation made on 8th October 2020 which has been recorded as an objection with the comments as follows:

OWPC30184

I strongly object to Frontier Estates' appeal for the following reasons:

1. This is an inappropriate development not in character with a small village. The building is still overpowering.
2. The reduction in height achieved by digging deeper into the ground will increase the risk of flooding the near Yapton road. The drainage system is already insufficient. The infrastructure is just not here at present.
3. The access to this development via Silver Birch Drive would be across a public footpath which is used constantly by local walkers. It would put their lives at risk.
4. The width of the access is too narrow for big lorries.
5. The traffic at the Duke's Motors roundabout would be hugely increased and so it would be at Comet Corner which is already a black spot. It would increase the number of accidents at this very dangerous crossroad.
6. Staff and visitors would need to park and the planned parking is insufficient. An increase of 3 places is minimal. As a result the number of people parking along Shrubbs Drive would increase. It does not have enough spaces along the road to accommodate more cars without blocking residents' entrances. Staff and

visitors cannot rely on using public transport as the bus service is extremely limited and is regularly reduced.

7. Before COVID-19 it was difficult enough to get access to dentists and doctors. Now it is virtually impossible unless you are at death's door. 66 beds for elderly residents would be an enormous burden on the already extremely services in Middleton-on-Sea.

For the above reasons I sincerely hope that the Government will listen to the local residents, appreciate their concerns and reject Frontiers Estates appeal.

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 on the website. 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/planning-decision-process>.

Some applications will be determined by the Development Control 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/weekly-lists>

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

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

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 www.arun.gov.uk/planning-privacy-statements

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.