



8 Silver Birch Drive
Middleton on Sea
Bognor Regis
West Sussex
PO22 6SE
14 October 2019

Dear Sir/Madam

Re Planning application ref. M/80/19/PL (Former Poultry Farm Site)

I object to the above application for a 66 bed Care Home in this location for the following reasons:-

Impact of the proposed building

- The size of the building is completely out of scale and proportion with the surrounding residential developments both visual and physical.
- When viewed from nearby properties the volume, scale and intrusion would be overbearing
- The building exceeds the build footprint of the 13 houses previously approved, the build space has been increased by incorporating gardens, driveways and roads of the previous scheme.
- Noise disturbance and light pollution (interior and exterior lighting) from a 24 hours a day operation.
- This is not a two storey building as facilities such as a commercial size kitchen, in-house laundry, offices, store rooms and staff rooms are being built into the large roof space. A three storey building in disguise.

Highways Issues

- Vehicular movements relating to the operation of such a large facility would increase local traffic and have an impact on safety on our nearby roads.
- Parking provision is insufficient to accommodate staff and visitors, particularly at staff change over times, thereby increasing on-street demand for parking which would have an adverse effect on road safety on Silver Birch Drive and nearby roads.

Sewage and waste water.

- The building with its 66 en suite rooms, 8 wc's, 2 assisted bathrooms, 3 sluice rooms, kitchen, laundry, hairdressers, & bistro/bar, will greatly increase demand on the inadequate public sewage system.

Flooding

- Localised flooding resulting from over development of the site

Your faithfully

Mrs Annette Devey