



Dear Sir/Madam

**ARUN DISTRICT COUNCIL
PLANNING APPLICATIONS – P/134/16/OUT SEFTER ROAD, P/140/16 OUT
PAGHAM ROAD, P/6/17/OUT HOOK LANE**

I am writing to object to the proposals outlined in the above planning applications.

Building this huge amount of houses across the three sites is ridiculous and **totally unsustainable**.

Building these properties will increase the risk of flooding to the surrounding areas as the proposed sites already suffer from flooding and high water table issues, pumping floodwater into Pagham Rife increases the risk of pumping contaminants into Pagham Harbour which international law forbids.

Some of the area of land proposed for housing is part of the wider area away from the designated site boundaries which is used by waterfowl which breed, feed and roost in Pagham Harbour Local Nature Reserve.

The core area of tidal land, as well as areas surrounding this, is part of the Site of Special Scientific Interest, designated under the Wildlife and Countryside Act (1981) (as amended). This is also regarded as a site of international importance, being also designated a Special Protection Area (under the EU Habitats Directive) and Wetland of International Importance (Ramsar Site) in March 1988.

The roads cannot handle the amount of traffic at the moment if these developments go forward it will be a disaster and is another example of how unsustainable the proposals are.

The sewerage plant does not have the capacity for all these new properties which would mean more incidents of raw sewage being dumped into the Harbour –this has happened fifty five times since 2011.

The GP surgeries are already struggling to cope, there are not enough schools and the schools that are proposed are entry level only so there would be a need for all junior school grades which again will put further pressure on the surrounding schools resulting in long trips for students to Regis, Felpham and Chichester (resulting in more traffic) which again is totally unsustainable.

There has been a previous rejection for planning on Sefter Road based on the following:

1. Unsustainable by reason of location
2. Site is in a rural area
3. Loss of high grade agricultural land
4. Excessive development with a single point of access
5. No provision for infrastructure

I cannot see what the difference is between the rejected application and the proposed.

Lastly I want to state that Paghams local neighbourhood plan identified that there was the need for 125 new houses to satisfy local demand, ammendments to the plan are currently being reviewed in the house of lords so it would be wrong to make any decisions before this is given royal ascent.

For the sake of our Wildlife, Countryside and existing residents these developments need to stop as all they will bring is misery to all affected.

Yours Faithfully



Corey Levy
2 Osborne Way
Bognor Regis
PO21 3DN



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Emma Torr
1 Osborne Way
Bognor Regis
PO21 3FE

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Michael Torniery
1 Osborne Way
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