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30th November 2021

Nigel Mundy
40 Hook Lane Rose Green, Pagham
Pagham
Bognor Regis
West Sussex
PO21 3PB

Case Officer: Mr D Easton
Telephone: 01903 737500 ex37361
Email: david.easton@arun.gov.uk

Dear Sir/Madam,

The Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 6

Application No: P/153/21/RES
Site Address: Land South of Summer Lane and West of Pagham Road Pagham
Description of works: Approval of reserved matters (appearance, layout, landscaping and scale) following outline planning Permission P/140/16/OUT for the erection of 375no. dwellings, together with public open space, play space, drainage, parking and associated infrastructure, landscape, ancillary and site preparation works, with access off Pagham Road. This site may affect a Public Right of Way.

Thank you for your internet representation made on 27th November 2021 which has been recorded as an objection with the comments as follows:

OWPC42207

My comment begins with a question. Which is. Why is detailed planning being considered when other reserve matters.that should take precedence have not been resolved. I'm speaking of the mitigation from this site of the Brent geese that have need of these fields to ensure they remain an integral part of the eco system within pagham harbour. The mitigation has been applied for at least two years. But the survey that has been undertaken during that time has proven beyond a shadow of doubt the the mitigation efforts that were put in place have failed miserably. This has been confirmed by the written report from Sussex ornathological society stating exactly that. I have read the report and it should have been disclosed as far back as August but I fear was not.it clearly states the mitigation methods have not worked and it also gives some recommendations as to what it feels should take place now. So back to my question why are details being brought forward when those matters that preceded them have not been resolved. One other item I wish to point out is I've perused the plans of the intended development and as I ran my own business in groundwork and civil engineering most of my life till I retired. I would like to point out that the surface water drainage plan is not sustainable. The reason I say this is I've been keeping my horses on the field next to this land for 16yrs.the ditches have never been maintained apart from cutting the vegetation now and again and leaving it to rot at the bottoms. As a result the ditches no long function correctly.and that is all of them so if your plan is to dispose of the excess surface water by forcing into non effective ditches it's failed before it begins.as for the foul water there's no clear indication as to where that's supposed to end up either.

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. 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](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.

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>