

From: Amanda Scholes on behalf of Planning.Responses
Sent: 18 January 2022 11:55
To: Planning Scanning
Subject: FW: P/153/21/RES

AMANDA SCHOLES
PLANNING RECEPTIONIST



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From: David Easton
Sent: 17 January 2022 09:51
To: Planning.Responses
Subject: FW: P/153/21/RES

Many thanks,
David

From: Robin Henderson
Sent: 16 January 2022 17:42
To: David Easton
Subject: P/153/21/RES

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45a West Front Road, Pagham West Sussex PO21 4SZ

Mr D. Easton,

P/153/21/RES

16-01-2022

Dear Mr Easton,

I wish to object to the above planning application. Could you please in addition apply my objection against the following planning applications as the objection remains the same on all ... P/167/21/RES, P/155/21/RES and P/158/21/RES

The combined effect of all these developments will have a dramatic and detrimental effect on the community of Pagham and its neighbours and is unsustainable with regards to local infrastructure, employment and environment. Specifically:

- Access - one of the main access routes into Pagham is Pagham Road which has already been designated as one of the most dangerous roads in West Sussex. With limited public transport available people have no other choice than to drive. This busy road already has to deal with commuter and holiday traffic, cyclists, delivery vehicles, buses and agricultural and heavy goods vehicles connected with the local farms and pack house/distribution centre, that is currently planning further significant extension. There is a high instance of serious and fatal accidents on this road leading to delays and closures. Parts of the Pagham Road are subject to frequent flooding leading to frequent road closures and disrepair of the road. The addition of over 375 homes and the lack of local businesses will significantly increase these problems. This road therefore would not be fit for purpose.
- Increased flood risk – any additional development will further increase the flood risk to the area, that is already challenged with heavy sustained rainfalls due to surface water from the soil/subsoil already saturated from the rife and drainage ditches. Pagham is already at significant threat from coastal flooding due to coastal erosion which, ironically, is of little concern to the authorities.
- Current drainage and sewerage systems are under strain before any additional developments. This has led to discharges into Pagham Harbour Nature Reserve. How will the additional grey water and increased nitrates be handled?
- Health Service - doctors and dental surgeries in Pagham are currently under pressure within their catchment area. With the crisis in recruiting new GP's, additional housing will only further increase this pressure.
- Education- the local schools are already oversubscribed and cannot take on more pupils. With each development promising a new 1 or 2 form entry primary school indicates there appears no rationalisation across these proposed developments for an effective solution only an opportunity to build more homes on 2 of the 3 sites. What provision has been factored in for the secondary schools that will be needed over the coming years? Where will the additional teachers needed be recruited from?
- What is Pagham's need for additional 375 (1000+ in total) homes with the prospect of more in coming years when there is no local business or industry?

- It is noted that SOS (Sussex Ornithological Society) have clearly stated that the mitigation for the Brent Geese at this site has FAILED. Arun DC, against the wishes of the author chose NOT to put this report on the portal even though it was sent to ADC in early July 2021, this has delayed further investigations by other parties

In summary this application combined with the other proposed developments are unsustainable in this area, that is surrounded by prime agricultural land and a highly protected nature reserve. They are disproportionate with the rest of the village and serviced by a road that is currently not fit for purpose. The additional strain put upon the current infrastructure will be to the detriment of the current community of Pagham and only assuages government dictates and imposed quotas, with no consideration of the genuine needs of Pagham and its neighbours.

Current infrastructure is barely coping with the current size of Pagham. When considering proposals that will increase the size (and demand) in the order of one third, this will have a negative impact on all concerned. If allowed to proceed, who will take responsibility for this action and its long term effects?

Yours concernedly

Robin Henderson