

15th. January 2022

17 JAN 2022

Arun District Council

Planning Dept.

Ref. Planning Objection

Dear Sirs

I wish to object to P/153/21/RES, P/167/21/RES, P/155/21/RES and finally P/158/21/RES and for you to note that my objection remains the same for all 4 applications and should be placed on each with my objection.

Having looked on the Planning Portal I have seen that the Drainage Engineer has placed a holding objection on these developments due to ditch, watercourse, and various other drainage issues which is in contradiction of what the developer's drainage report has put forward. There appears to be no joined up thinking on how these fields will remain usable with the climate scenario's which are being forecast, as the sea level will rise in Pagham Harbour which then naturally increases the water level in adjacent fields, also being influenced by the Rife which consistently floods sideways between Manor Nursery and the North Wall, this also being aggravated by the Chichester Relief Channel feeding into the Pagham Rife south of the B2166 at Manor Nursery. No one seems to be considering the impact that developments like this will have on the ability of the Pagham Rife to absorb and dissipate such large volumes of water. It is quite common for the Rife to burst its banks at the bridge taking the public footpath at the bottom of Summer Lane over it, sometimes obscuring the depth marker completely.

It is a matter of public concern that these developments will replace high grade agricultural land that in the Summer has produced 2 crops of lettuces or other salad crops per season without needing poly tunnels or similar which is very unusual. This is because of a clay base with topsoil allowing water retention which therefore keeps the crops hydrated without the farmer having to provide constant irrigation. This area is also renowned for extremely high light levels again improving the quality of the crop. A local company, Barfoots with a very high reputation in the fresh produce arena relies on these fields to boost the UK's ability to self-sustain without relying on costly food imports, particularly as we have now left the European Union.

I also object to the lack of infrastructure being provided BEFORE these developments are built, as residents in Pagham now have serious problems with roads, doctors surgery's, dentists and many other important issues before any of this proposed housing is pushed through.

The inability of the Pagham Rife to dissipate water from fields and roads now should be a material consideration against these proposed developments hence why I repeat my objection must be placed on all 4 Application numbers as requested above.

Yours Sincerely



Mrs. Virginia Norman

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