

Deborah Adams
11 Manor Park
Nyetimber
Bognor Regis
West Sussex
PO21 3JS

Your Ref: OWPC26086
Our Ref: P/18/20/PL 19-02-2020
Please ask for:
David Spring

16th March 2020

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Change of use from highway land to residential use for the development of 4 No. 3 bed terraced houses with associated parking & access. This application affects the setting of a listed building.

Land west of Barton House Manor Park Pagham

Thank you for your internet representation made on 14th March 2020 which has been recorded as '**an objection**' with the comments as follows:

I am writing to express my strong objection to planning application P/18/20/PL, on legislative and personal grounds.

When we moved into our property in Manor Park (no. 11), solicitors searches confirmed that there was a covenant on amenity land stating that no additional properties could be built on the close. The covenant which protects the land within Manor Park has been in place since 1967, and since that time, the residents of Manor Park have enjoyed prescriptive rights on the high-quality amenity verge; indeed, we were assured when we moved in that the grass verges were adopted and maintained by WSCC (highways and byways), and that this would never change.

Last year, when residents of this close applied for TPOs on the trees on the amenity land, we were assured that this was unnecessary. We were told that, due to the fact these trees were on WSCC highways land, they would never be felled. Despite this, in Jan/Feb of this year, six of the trees on the land were removed with the approval of Mark Warwick, who stated that 'there were no TPOs on the site'. What this action fails to account for is that this land is still under the legislation of WSCC highways (until such a time as the planning application is passed), and to remove the trees is illegal.

In addition to the fact that the plans would be breaching the terms of this covenant - and that they have already led to the felling of trees on the land - I am deeply concerned for the well-being of my husband (registered blind), who uses the verge to exercise his guide dog. The additional residents and vehicles on the close will mean that my husband will be unable to navigate the area safely, and this could have a hugely detrimental impact on his confidence in leaving the house.

In summary, I think the plans for this new development are ill-considered, irresponsible, and are deeply distressing to the residents on this close.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is

recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning