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From: paul collins [REDACTED]

Sent: 17 February 2021 17:54

To: Simon Davis <Simon.Davis@arun.gov.uk>; Neil Crowther <Neil.Crowther@arun.gov.uk>; Planning.Responses <Planning.Responses@arun.gov.uk>

[REDACTED]

Subject: P/1/21 PL Land at Summer Lane

Mr Davis

I write in response to the e mail objection from Mr Carrington of Foreman Homes on behalf of his clients Pagham Homes Ltd dated 16 February 2021.

Firstly given the contents of the email I must of course point out that neither Foreman Homes nor Pagham Homes Ltd have any more land ownership interest in the application site than the applicants have and that whilst I note their stated intention to submit a reserved matters application pursuant to P/140/16 OUT there is no evidence of their involvement or intent to do so on any public file.

Secondly I am surprised that the author seems so opposed to the application made given that the Outline planning permission under P/140/16 OUT was for access only - mixed use development comprising of up to 400 dwellings, a care home with up to 70 beds, a Local Centre comprising up to 2000sqm of A1/A2/A3/D1/sui generis floorspace, provision of land for a 1FE primary school (with sufficient space to ensure that it is expandable to 2FE), provision of land for a scout hut, safeguarding of land to help link the site to the Pagham Harbour Cycle Route & other community uses including public open space & allotments with all other matters (including layout) reserved for later approval so that there is nothing in this application for part of that larger site which would prejudice the delivery of that scheme if it remains appropriate to do so.

Thirdly I must point out that the existence of such an OPP for a larger site that includes the subject site and the somewhat vague promise of the submission of a reserved matters application at some unspecified date in the future are not material considerations that can or should be taken into account when determining the subject application.

Fourthly , the policy matters raised by Mr Carrington are already properly addressed in the submission made.

Please put this on your file and report same to members in due course

Paul Collins BA (Hons) DipTP

[REDACTED]