

Judy Halls
70 Harbour View Road
Pagham
Bognor Regis
PO21 4RH

Your Ref: OWPC26364
Our Ref: P/24/20/RES 06-03-2020
Please ask for:
Raymond Cole

15th April 2020

Dear Sir/Madam

The Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 6

Approval of Reserved Matters pursuant to condition 1 (Reserved Matters details), condition 6 (Design Code Masterplan) and condition 7 (landscaping and layout details) following the approval of Outline planning permission P/134/16/OUT for the erection of 280 dwellings, (including affordable homes), replacement scout hut & Ambulance Community Response Post Facility; provision of a primary vehicular access from Sefter Road; demolition of No. 80 Rose Green Road & creation of a pedestrian & emergency only access; provision of Public Open Spaces including associated children's play areas, landscaping, drainage & earthworks. This application also lies within the parish of Aldwick. This site falls within the Pagham North SD2, CIL Zone 1 (Zero Rated).

Land North of Sefter Road & 80 Rose Green Road Pagham

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

The recent flooding has shown that to build another large development in Pagham would result in those homes and existing homes being flooded. The Rife where all the gray water would go would not be able to cope with the volume. Today 14th April it is almost up to the top of its banks when the tide is in. where would all this water go? into the new homes and the existing ones! Pagham Road will not be able to cope with the traffic that the homes will generate at least two cars per household, at the moment, during rush hour it takes an hour to get out on to the overcrowded A27. In an emergency how would an ambulance get through or back to the hospital. The infrastructure is not there for this amount of people! Pagham is a medium sized friendly community with a safe feel about it. I would be concerned about the crime rate as the increase in houses would eventually turn our village into a town. The police are stretched now. Schooling where do the applicants think the children are to be educated, our Junior and Infant schools are to capacity. The valuable agricultural land in this area is disappearing surely now we should be saving it to be more self sufficient not turning it into concrete!

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