

Planning Objection Letter – Overdevelopment Concern

Hannah and Gary Woods
3a Lion Road,
Bognor Regis
PO21 3JZ

[REDACTED]

2nd March 2026

Email: planning@arun.gov.uk

Dear Sir/Madam,

Re: Objection to Planning Application P/6/26/PL

**Proposed Development of Three Houses (Chalet Bungalows) at Fairhaven,
Nyetimber Lane, Pagham, PO21 3JT**

We are strongly opposed to the above planning application.

We believe the proposal to construct **three houses in a back garden plot that directly backs onto three existing properties** represents **overdevelopment of the site** and would have a negative impact on the immediate properties as well as the surrounding residential area.

Our concerns include the following:

Overdevelopment and Density

The scale and intensity of placing three houses in a confined back-garden plot is excessive for the size and character of the site and the surrounding area. The development would create unnecessary overcrowding out of keeping with neighbouring properties. This type of back-land development conflicts with the established pattern of housing in the area.

There is currently a very large amount of new housing development going on in the Pagham/Nyetimber area. This shows that the area is not experiencing a housing shortage, and there is absolutely no reason to resort to back-garden development to provide additional homes.

Loss of Privacy and Overlooking

The proposed houses would directly overlook the three existing neighbouring homes, significantly reducing the privacy for the residents living in those houses.

Increased Noise and Disturbance

Introducing three new dwellings — along with associated vehicle traffic, garden use, and general activity — into a small, enclosed garden area would create unacceptable noise levels for the surrounding properties.

Access and Traffic Concerns

Being a back-garden infill development there will be a narrow single lane access route that is not designed for multiple vehicles. This raises concerns regarding safety, congestion, emergency vehicle access, and potential disturbance to neighbouring residents. There is a football ground opposite the entrance as well as a cricket club and children's nursery in the road, so it is often crowded with vehicles making it dangerous. Lion Road and Nyetimber Lane are well known for traffic congestion which leads to safety concerns.

Wildlife Impact

The scale of development will inevitably disturb local wildlife.

For these reasons, we respectfully request that the council **refuse planning permission** for this development.

Thank you for considering our comments.

Yours faithfully,

Hannah and Gary Woods

From: Elaine Walby on behalf of Planning.Responses
Sent: 06 March 2026 10:16
To: Planning Scanning
Subject: FW: Planning Objection Letter
Attachments: Planning Objection Letter.docx

PL- Rep

Please redact

P/6/26/PL

Elaine Walby
Technical Support Assistant
Planning Services

T: 01903 737 904
E: elaine.walby@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd
Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to <https://www1.arun.gov.uk/planning-application-finder>

Our priorities...



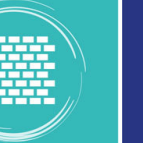
Improving the wellbeing of Arun



Delivering the right homes in the right places



Supporting our environment to support us



Fulfilling Arun's economic potential



Our core foundations



Connect with us: [Facebook](#) | [X](#) | [Instagram](#)

From: Nicola Spencer <Nicola.Spencer@arun.gov.uk> **On Behalf Of** Planning
Sent: 05 March 2026 21:41
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Planning Objection Letter

Nicola Spencer
Technical Support Manager
Planning Services

T: 01903 737945
E: nicola.spencer@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd
Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to <https://www1.arun.gov.uk/planning-application-finder>



Our priorities...



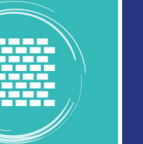
Improving the wellbeing of Arun



Delivering the right homes in the right places



Supporting our environment to support us



Fulfilling Arun's economic potential



Our core foundations



From: Hannah Woods [REDACTED]
Sent: 05 March 2026 16:23
To: Planning <Planning@arun.gov.uk>
Subject: Planning Objection Letter

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Please see attached a letter opposing the planning application P/6/26/PL.

Although sent from my work address this is a personal response.

Thank you for your help.



LEGAL DISCLAIMER

This e-mail and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. However, any views or opinions presented are solely those of the author and do not necessarily represent those of Chichester District Council.

If you are not the intended recipient or the person responsible for delivering the e-mail to the intended recipient, be advised that you have received this e-mail in error and that any use, dissemination, forwarding, printing or copying of this e-mail is strictly prohibited.

Communications on or through Chichester District Council's computer systems may be monitored or recorded to secure effective system operation and for other lawful purposes.

If you have received this e-mail in error please notify the Chichester District Council administrator.

