

John Pilling
12 The Meadows
Walberton
Arundel
BN18 0PB

Your Ref: OWPC14875
Our Ref: WA/44/17/OUT 20-06-2017
Please ask for:
Michael Eastham

3rd August 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Outline application with some matters reserved for up to 175 dwellings, new vehicular access, together with associated car parking, landscaping & community facilities to include allotments, play space & community orchard. This application is a Departure from the Development Plan & may affect the character & appearance of the Walberton Village Conservation Area.

Land East of Tye Lane Walberton

Thank you for your internet representation made on 2nd August 2017 which has been recorded as **'an objection'** with the comments as follows:

In the document WSCC Planning Services Consultation on Transport there is no mention of extending the pavement from the golf club entrance to the turn on to Binsted Lane. As a regular walker this 200 yard section of Yapton Lane north of the golf club entrance can be very dangerous and recourse has been made to jumping on to the verge or into the hedge in order to avoid traffic. With this development an increase in traffic will increase this hazard which could be mitigated with a proper footway on the west side of Yapton Lane.

In the document WSCC Section 106 Consultation Response, there is mention of the S106 funds being spent on expansion of Walberton and Binsted Primary School, which is very welcome. However, unless there is land set aside for this purpose any expansion of the school would be at the expense of the limited recreational areas within the school curtilage. It would be more appropriate to ensure that the developer earmarked land specifically to support this expansion since the school is bounded on 3 sides by the Tupper's Field land.

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply

information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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