

Kevin Lewis
15 Henty Close
Walberton
BN18 0AP

Your Ref: OWPC15013
Our Ref: WA/44/17/OUT 20-06-2017
Please ask for:
Michael Eastham

8th 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 8th August 2017 which has been recorded as **'an objection'** with the comments as follows:

According to the LUC report, Arun's own HELAA 2015 report and the independent examiner the land was deemed as not sustainable for development. It also goes against Walberton's Neighbourhood plan and the local plan.

The proposed addition of such a large number of dwellings will also impact upon the roads due to the increase of local traffic. There is only one road through the village which already has congestion especially during the morning and afternoon school times.

The potential for flooding will increase as the natural surface water run off areas will no longer exist. There will also be an increased pressure on the demands placed upon the existing village sewage systems.

The loss of green space near the centre of the village will harm its rural character.

Finally, why was this green space declared as unsuitable for development in 2015 and again in 2017. How did the situation arise during part of 2016 whereby council's planning department seem to have allowed a building company the opportunity to apply for planning permission on this piece of land.

Following the meeting on the 12 July 2017. Even the majority of the full council deemed it as unsuitable for development.

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 to 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