

Sarah Caffyn  
Willow Lodge  
Copse Lane  
Walberton  
Arundel  
BN18 0QH

**Your Ref:** OWPC15042  
**Our Ref:** WA/44/17/OUT 20-06-2017  
**Please ask for:**  
Michael Eastham

9th August 2017

Dear Sir/Madam

**Town & Country Planning Act 1990 (as amended)**

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

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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

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Thank you for your internet representation made on 8th August 2017 which has been recorded as **'an objection'** with the comments as follows:

*I object to the application to build up to 175 houses on land east of Tye Lane, known as Tupperts Field, on a number of grounds including but not limited to the following:*

*\* The development would be detrimental to the rural character of Walberton and lead to a significant increase in traffic on local roads.*

*\* The proportionately large increase in population would put a strain on local services and amenities, e.g. the over-subscribed primary school, and increase the risks of flooding and over-spilling sewers.*

*\* The replacement of an agricultural field with a large housing estate will impact negatively on the immediate neighbourhood including the adjoining golf course and hotel, thereby leading to a reduction in opportunities for local employment.*

*\* The field has been rejected as a possible site for development by Walberton's residents (petition & Neighbourhood Plan), by the Parish Council, and by Arun District Council on several occasions over the years.*

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