



Arun District Council
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3rd August 2021

Sylvia Burke
Pond House
Walberton Green
Walberton
Arundel
BN18 0AT

Case Officer: Michael Eastham
Telephone: 01903 737772
Email: michael.eastham@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Application No: WA/63/21/PL
Site Address: Land East of Tye Lane Walberton BN18 0LU
Description of works: Proposed alternative vehicular accesses off Tye Lane and emergency access off Avisford Park Road, along with minor highway works following WA/95/18/RES (resubmission following WA/93/20/PL). This site is CIL Zone 2 (Zero Rated) as other development.

Thank you for your internet representation made on 2nd August 2021 which has been recorded as an objection with the comments as follows:

OWPC39105

WA/63/21/PL

I wish to object to the above planning application proposing vehicular access off Tye Lane from Avisford Grange development.

I endorse the comments of Walberton parish council, registering objections. The proposal is non compliant with Walberton Neighbourhood Plan policy GA5: "Proposals that significantly increase the level of traffic within the villages will be resisted," and Arun District Council Local Plan policy T SP1: "To ensure that growth in the District- .reduces congestion."

The proposal would present significant traffic hazards as Tye Lane, at reduced width, would be too narrow for safe two-way traffic and traffic data presented is seriously flawed; the volume of traffic from 175 homes would be indisputedly huge and would be delivered along the village roads and to Fontwell roundabout - already over capacity. We endorse comments of the parish council with regard to road width, traffic flow and unsuitability for existing and potential users.

Additionally, this application is presented at a time when there are no decisions on the route of the A27 and is based on false interpretation of date on access via Yapton Lane and Tye Lane with regard to the possible A27 route.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments

including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Planning Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website <https://www.arun.gov.uk/privacy-policy/>

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

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