



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

17th November 2020

Sue Oates
3 Holly Tree Grove
Walberton
BN180FQ

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

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Application No: WA/68/20/OUT
Site Address: Land west of Tye Lane Walberton
Description of works: Outline application with all matters reserved, other than means of access, for the construction of up to 155 No. dwellings (30% affordable homes) & amendment to boundary of garden land to serve adjoining property. This application affects the character & appearance of the Walberton Village Conservation Area, may affect the setting of listed buildings & is a Departure from the Development Plan.

Thank you for your internet representation made on 13th November 2020 which has been recorded as an objection with the comments as follows:

OWPC31339

I strongly object to this application.

I agree with Walberton Parish Council's objection.

As a daily user of Tye Lane I frequently encounter walkers, cyclists & horse riders on this route; the study, taken on one day in August during the pandemic, is not a fair or reasonable assessment of the true usage.

When encountering other vehicles using Tye Lane, it is frequently necessary to pull right into the verge (which is dangerously close to the drainage ditch) and to stop in order to allow the on coming vehicle to pass safely. If the on coming vehicle is a van or HGV then it can be a challenging use of road space and relies upon both drivers employing caution and consideration. Tye Lane is simply not designed nor capable of increased traffic flow, especially trade and construction traffic.

The proposed Grey route for the A27 will block the northern end of Tye Lane, thus forcing traffic from the proposed housing development south onto The Street. This route is already gridlocked at times (eg school drop off and collection), with cars illegally parked opposite entrances and dangerously parked on corners. Residents, including myself, are often unable to access or leave their own properties at peak times.

Common sense needs to prevail. We do not need to destroy a vibrant English village with yet more concentrated housing (wholly unsupportable by the current infrastructure and services) when suitable

brownfield sites exist in far more suitable locations.

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 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](https://www.arun.gov.uk/planning-decision-process).

Some applications will be determined by the Development Control 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 Development Control 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 www.arun.gov.uk/planning-privacy-statements

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.