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23rd October 2020

christopher thomas
the orchard
tye lane
walberton
BN18 0PS

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/70/20/DOC
Site Address: Land East of Tye Lane Walberton
Description of works: Approval of details reserved by condition imposed under ref WA/44/17/OUT relating to Condition No 6 - Construction Management Plan.

Thank you for your internet representation made on 22nd October 2020 which has been recorded as an objection with the comments as follows:

OWPC30616

My understanding of the adjective temporary is a period lasting or meant to last for a limited time only, not permanent.

Can it really be argued that a duration of four years can be regarded as temporary. It is more realistic to argue that this would be a semi permanent rather than a temporary inconvenience for the residents at the southern end of Tye Lane. (Noise, pollution, dust etc.)

Will it really be a construction period of four years or is this to allow for possible periods of paused activity? It is very clear that Highways England's preferred route could seriously impact the Avisford Grange development. The route will be vigorously opposed.

There is also the issue of the proposed adjacent development to the west of Tye Lane (proposed entrance directly off Tye Lane). If allowed would this project be allowed to proceed before the Linden houses are finished? If so there would be two construction site entrances approximately 200 metres apart!

Although Tye Lane is limited to 7.5 tonnes except for access this regulation is frequently ignored by HGVs. Many vehicles also drive at excessive speed. I endorse the statement made by Ardent Consulting Engineers, ACE, (Vehicle type and movements report (s4.24 construction access arrangements) stating ' - drivers/vehicles prohibited from accessing the site from the south ... ' The direction of access should only be allowed from the north, whatever the size, and all vehicles should return the same way. I am also particularly concerned that any site access does not impinge on my house entrance. Has this been considered? I observe that the outline of my property (The Orchard) does not appear on the map showing sweep in access

from both north and south.

The report by ACE also addresses the subject of Community Engagement (s4.35). It promises the 'provision of newsletters to local stakeholders and arranged meetings with local residents and the Parish Council, so there is point of contact and information sharing'. Being the closest resident to this proposal I have heard from absolutely nobody to date! Very relevant to such engagement is the promise of dust monitoring and noise control. Would the road be washed and swept on a daily basis?

Hours of operation.

I note that construction access is requested for 10 hours daily (Mon - Fri) until 6pm and for 5 hours on Saturday, ending at 1 pm. As site activity seems to cease around 4 pm should the hours of operation be more restricted?

It is stated that the main change is the improvement in H&S by separating the development's main access from construction traffic. Why was this not an original consideration? What if there was no Tye Lane or western access to the site?

My wife and I naturally oppose the use of this site entrance and the potential effect on our quality of life. We are a retired couple in our mid seventies and the prospect of a prolonged period of continual or intermittent disturbance in our retirement is alarming, our house being almost opposite to the proposed entrance.

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.