

Peter And Jan Neuner
Falling Foss West Walberton Lane
Walberton
Arundel
Sussex
BN180QS

Your Ref: OWPC16161
Our Ref: WA/73/17/OUT 09-10-2017
Please ask for:
Mr J Baeza

6th November 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Outline Planning Application with some matters reserved for up to 157 No. residential dwellings including 30% affordable. This application is a Departure from the Development Plan.

Land East of Wandleys Lane and West of West Walberton Lane Fontwell

Thank you for your internet representation made on 6th November 2017 which has been recorded as '**an objection**' with the comments as follows:

I wish to object to the proposed inappropriate and speculative land grap for the following reasons.

Access- Wandley's lane is for most of is length a single track rural lane with passing places. It is used by horses, cyclists , and pupils walking to school. It has no footpath.

Increased volume of traffic as proposed will only increse the risk of injury.

Wandley's field is largely land locked, it's only access is onto Wandley's lane which as I explained above is totally inappropriate.

Habitat- The field is agricultural land, used regularly for grazing sheep. It remains a natural meadow, unsprayed by pesticides. A group of five deer live in the copse and graze in the field. In addition there are foxes, bats and I have seen barn owls. It is a safe pesticide free corridor for much wild life.

Light levels- Wandley's lane and West Walberton Lane have no street lights. The development as proposed would be lit, as well as houses this would impact on the light pollution.

Retaining the identity of the villages- Wandley's field and Copse provides a green boundary between walberton and Eastergate.

It is too important and unique to sacrifice.

Thank you for reading my comments.

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