

Vanessa Bentley
11 Barnfield Cottages
Arundel Road
Fontwell
West Sussex
BN18 0SE

Your Ref: OWPC16303
Our Ref: WA/73/17/OUT 09-10-2017
Please ask for:
Mr J Baeza

15th 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 14th November 2017 which has been recorded as '**an objection**' with the comments as follows:

I write with concerns for the villages wellbeing related to this proposed development. The ONLY access is on to a village lane which even with the proposed widening of the north section will struggle to accommodate the additional traffic this will entail. This many houses will inevitably cause an increase in traffic to anywhere from approx 300 - 600 cars accessing this development alone in a day, based on the theory that these are all family sized 2-4 bedroom houses. Some could ultimately have 4 cars per household with insufficient parking provided. The existing roads are unable to take this additional traffic and it is unreasonable to expect the village to swallow them up. Already it is unsafe with walking, cycling and horse riding around this area despite it being a renowned equestrian area and no amount of 'improvement' to the road structure will make it safer without cycle paths direct to walberton village and Eastergate and bridle paths to the national park. The existing infrastructure surrounding the area also can't take this number of new houses in the area and with the recent approval of Fontwell Meadows for 350 houses plus a factory unit how can the schools and primary care services (GP, community nurses etc) possibly be able to support further housing demand in such a small and what is supposed to be considered rural area. The developers may say they will improve the local GP practices but there is no funds available via NHS England to continue any services or additional doctors/nurses on a long term basis that would be required for these new developments.

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 to 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