



Arun District Council
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6th October 2021

Terry Hyland
Dean Cottage
The Street
Walberton
BN18 0QA

Case Officer: Mrs A Gardner
Telephone: 01903 737529
Email: Anita.Gardner@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/80/21/OUT
Site Address: Land East of Yapton Lane Walberton BN18 0LJ
Description of works: Outline application with all matters reserved (except access) for up to 75 No. dwellings. This application affects the setting of a listed building, affects the character & appearance of the Walberton Village Conservation Area & is a Departure from the Development Plan.

Thank you for your internet representation made on 5th October 2021 which has been recorded as an objection with the comments as follows:

OWPC40906

What is the point of local people jumping through the numerous hoops and processes necessary to make a Neighbourhood Development Plan if developers can keep submitting applications for sites that are not included in the approved plan? Needless to say this application is for a site not included in the plan and should be rejected on that basis alone.

However, if the planning committee at ADC need further legitimate reasons to reject the application then please be aware:

- this is another greenfield site;
- Walberton Parish has already allocated in excess of its requirement for new housing;
- This proposed development would extend the built-up area further and into open countryside;
- This site is not present in Arun District Council's own housing and economic land availability assessment;
- The development would worsen noise and air pollution in the area and further increase traffic through Walberton village;
- The application is incorrect in terms of the stated social and economic benefits, e.g. Walberton is not well connected by local bus services, the village has only one public house and there is no GP surgery or post office.

Please reject this inappropriate application that, if approved, would further damage the quality of life of existing Walberton residents.

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/what-happens-next>.

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/planning-application-search>

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>