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30th April 2021

James Harris
3 Baytree Cottages
The Street
Walberton
BN180PY

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/93/20/PL
Site Address: Land East of Tye Lane Walberton BN18 0LU
Description of works: Alternative vehicular access off Tye Lane & emergency access off Avisford Park Road, along with minor highway works following WA/95/18/RES. This site is in CIL Zone 2 (Zero Rated) as other development.

Thank you for your internet representation made on 29th April 2021 which has been recorded as an objection with the comments as follows:

OWPC35561

Following the additional information made by the applicant, this application should still be rejected.

The expectation that Tye Lane is a suitable road to cope with increased and regular traffic volume is absurd.

As it has been well documented, Tye Lane is a narrow Lane with lots of pinch points along its route between Walberton and A27. These result in numerous near misses between large vehicles and cars (lorries / farm machinery and vans)

By granting permission to allow vehicle access on to the lane, you will force more traffic, noise and pollution that currently does not use it.

At school pick up, The Street is extremely busy and congested with parents dropping off and picking up who have to park in the road, blocking the east bound lane. Due to the nature of the road through the centre of Walberton, cars cannot park East of the school. If they did the village would grind to a halt.

So they park in the road heading west which stretches up to Dairy Lane... thus beyond Tye Lane.

The recent requirement to home school during the Lockdown periods has given a false representation of the typical traffic conditions in Walberton. Since Lockdown 3 has ended, a noticeable increase in traffic and congestion has returned to Walberton. This should be taken into consideration for this application

As a local resident, I have witnessed various near misses and lots of congestion along the Street which increases pollution levels for us residents

By permitting this new entrance, more vehicles will be pushed into using the junction at Tye Lane and The

Street.

This will worsen the current traffic situation putting great stress and burden on the residents of Walberton who live close to the junction.

We live in a society where online shopping and home deliveries are the norm, resulting in regular and frequent delivered by lorries and large vans. It also means that refuse collection and emergency vehicles will use this entrance, which is all additional traffic from the estate that we do not experience today.

This application should therefore be refused and the existing entrance to the estate maintained

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/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.

To register to receive notification of planning applications in your area, please go to

<https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.