

Wright Olivia and Stewart
Feildings
Hoe Lane
Flansham
PO22 8NW

Your Ref: OWPC14498
Our Ref: Y/40/17/OUT 09-06-2017
Please ask for:
Mr S Davis

7th July 2017

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Outline application with some matters reserved (access only) for the erection of 34 No. dwellings with access from Hoe Lane, Flansham. This application is a Departure from the Development Plan.

Bonhams Hoe Lane Flansham Bognor Regis

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

Dear Mr Davis

We object very strongly to this planning application and would urge you to consider the following points:

Flansham is perhaps the last remaining old fashioned hamlet on the West Sussex coast, enjoyed for its quiet, safe environment by numerous inhabitants from the local villages. Introducing a new estate of 34 dwellings would significantly increase the traffic in the Lane and destroy this facility.

It is a disproportionate and inappropriate increase to a community of 50 houses.

The access from the A259 roundabout into Hoe Lane is a narrow road with a tight bend where two cars cannot pass. Adding potentially 70 cars to the equation will increase the risk of collisions and tailbacks onto the A259.

There will be an increased flood risk from surface water which is a recurring problem in Hoe Lane.

The Site 6 development plan was agreed on the basis that the Bognor Relief Road would form the northern boundary. The proposal would set a precedent for using any land to the north for building.

We understand the need for new housing but there is also a need to preserve unique environments.

Yours sincerely

Olivia Wright

Stewart Wright

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