

Dr William Rogers
Flansham Manor
Hoe Lane
Bognor Regis
PO22 8NT

Your Ref: OWPC14517
Our Ref: Y/40/17/OUT 09-06-2017
Please ask for:
Mr S Davis

10th 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 8th July 2017 which has been recorded as '**an objection**' with the comments as follows:

Dear Mr Davis,

I wish to object to this application on several grounds.

1 It was widely accepted that the new relief road would form the northern boundary of new housing in the area and the current Local Development Plan prohibits any housing development on this site.

2 The site is already prone to flooding and the development would add to the significant risk which already exists in the Lane.

3 Access to Hoe Lane from the site would be extremely dangerous to walkers, cyclists and other road users.

4. The density of the proposal is completely out of character with the ancient hamlet and would be detrimental to the residents and others who find Hoe Lane a haven in an increasingly frantic Arun District.

5 With a number of Grade 2 listed properties being a stone's throw from Bonhams, the proposal would adversely impact on the historical appeal of the locality.

6. The current Health Services are already creaking at the seams , as senior partner of a large local Health Centre my colleagues and I are dismayed at the idea of coping with about 100 new patients.

I should be grateful if my objections are taken into account when reaching a decision.

Yours most sincerely.

Dr W J Rogers

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