

Sally Williams
91 Loveys Road
Yapton
Arundel
West Sussex
BN18 0HQ

Your Ref: OWPC17034
Our Ref: Y/91/17/OUT 13-12-2017
Please ask for:
Mr D Easton

29th January 2018

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

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

Outline application for the development of up to 250 residential dwellings (Class C3), vehicular access, public open space, ancillary works and associated infrastructure.
Departure from the Development Plan
Land at Bilsham Road Yapton

Thank you for your internet representation made on 26th January 2018 which has been recorded as '**an objection**' with the comments as follows:

I object to these plans because Yapton cannot cope with the amount of houses planned.

The field behind Tack Lee Road floods and is permanently boggy all winter. The new builds could well cause flooding in nearby homes. I witness it, my house is only a few feet from the field and have seen egrets wading in the water. And in the spring I find slow worms in my greenhouse that have come in from the field to spend the winter out of the cold. The drainage system we have cannot cope.

Main Road from Yapton to Barnham is already full of traffic going to and from Barnham station, there are children going to school by bike. Cars rarely abide by the speed limit as it is, it has a double bend. And with the extra traffic from these extra builds. Which would be approx. 1,000 in total (including those in our neighbourhood plan), apart from the 1,500 to be built in Ford only 1/2 a mile away, that is one dangerous situation. I expect most of those moving here will have to travel to work there is not much local work to speak of, so most will need the train, and Barnham station car park is already full early each day. They have put extra bike racks at the station, but as I said it is a very unsafe road for cyclists, and not everyone can or wants to ride a bike.

There is also healthcare and schooling to consider for that amount of people. The fields they want to build on are grade 2 to 3a agricultural land, we will very soon be out of the EU and do not yet know if we will have a free trade agreement with them, we should keep these fields, and grow our food, we live on an island. The soil on the South Downs is shallow and calcareous therefore poor, this land is to the north. The sea is the south, there is only east and west where we have fields left to grow our crops.

Yapton has had houses being built over the past 8 years and we have a good plan to build more without ruining the village, and to keep the agricultural land for food. Keep our fields and stick to our neighbourhood plan with a few tweaks here and there to keep the balance as it should be to protect our British countryside, while still providing houses and keeping our roads safe.

On a personal note I am not able to leave the house very often due to illness (ME), and my daughter suffers from the same condition and allergic asthma, and we are both needing to rest for most of the morning due to disturbed nights.

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