

Richard Berney.
30 The Millers, Millview Road.
Yapton.
Arundel.
West Sussex.
BN18 0LE



Letter of Objection to the following Housing Plans:

Y/91/17/OUT – Bilsham

Y/92/17/OUT – Drove Lane (East)

I grossly object to the above housing developments which I feel will have a detrimental affect on the now village of Yapton.

I have 6 reasons for objection.

1. Facilities There are not the Educational facilities. The school is at present fully placed and additional numbers would cause concerns and possible extra travel for pupils. A new school would be needed but I am sure there is not the budget for this.

Health Services will also need to be improved. Avisford practice is very full and Meadowcroft Surgery often does not have a Doctor. There is a shortage of GP's and Nurses in the Health Service and that is not going to improve for a few years. There will also a need for more shops, catering stores and others.

2. Over development. There will be a mass overdevelopment of the village – Almost merging with Barnham and Felpham. Flansham is also being squeezed. Yapton does not want to become a town and this will not be the end of the building. At present there are plans approved or otherwise for over a 1000 houses for Yapton. There has already been new houses where the Lamb Public House was and behind that, new houses where Nobles garage was and new houses where other pus and shops were.

3. Traffic. This over a 1000 houses will lead to an increase in traffic possibly by 2000 cars/vans. There will also be an increase in commercial traffic as more and more people have deliveries. There is already the use of Yapton as a cut through from the A27 to/from the A259. There are concerns about the train crossing at the old Yapton station. There are many bottlenecks in Yapton especially at the Co-op and Bilsham stores. The roads are not great either. Although many were resurfaced – It was not a great job and many are already developing pot holes. Parking is also a problem in Yapton and this will increase. Many pavements are already partly blocked with cars and as people get bigger cars – SUV's etc this problem will get worse.

4. Flooding and drainage. This is a real concern. Yapton is surrounded by flood plains including some areas where houses are planned. The land at present are covered in water after a wet spell of weather and the drainage of the ground is poor. The multiple public footpaths are unwalkable at present due to the wetness. Many of these footpaths are on land designated for houses. These paths should be protected. The drains and sewage are poor in Yapton with drains often placed in places not needed or now deemed useless by the road resurfacing. Our roads/pavements have been covered with puddles in recent weeks many of them large. Unfortunately although some prone areas have improved the affected areas have moved.
5. Wildlife/Environment. They is a big rise in concerns about our environment, Global warming and wildlife. Even the Government are planning to replace Farm subsidies with environmental subsidies. The land in question for these developments have a wide range of birds including woodpeckers and herons. Many others animals including Foxes, voles, hedgehogs, rabbits, field mice, bats, grassnakes and slow worms. Also many varieties of insects, spiders, butterflies and moths. I also seen a couple of deer. There are also some lovely trees and plants – Oak trees, fruit trees and bushes and other trees. These would be replaced by bricks and mortar – terrible.
6. New owners. Who will buy these houses? No new big companies or rush of people to area apart from EU National which will decrease after BREXIT. There are already properties in Yapton that are not occupied. There is an increasing amount of second homes bought in the village, increasing amount of buy to let properties – some not always let. There is also an increase in people buying in Yapton to commute into London. If London has a housing problem then they should sort it out, not rely on surrounding areas. I was born in Cambridge which is now got the London influence and has changed for the worse since I was bought up.

They are the main objections that I have.

On a personal level – I bought my house in 1991. I was in the Army at the time and bought my house here as my wife is local. It was to allow my wife to bring up the children with constant education and develop friendships. It was also a village, I could come home to on time off – for the peace and quiet. I spent 22 years in the Army seeing many troubling incidents and wars. Yapton was a respite for me.

I then worked for 17 years in a local prison. I have now taken early retirement due to ill health (cancer) but my peace and quiet looks as if it will now be disturbed radically.

I am also a democrat – and the parish council backing the plans, they are not representing the majority of the villagers. I believe they should resign and new elections held.

I hope you take note of my concerns and act against these housing plans.

Yours sincerely

Richard Berney.