

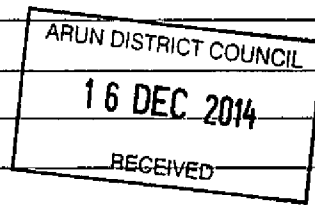
12 December

3 THE LYCHGATES

YAPTON ARUNDEL

WEST SUSSEX BN18 0TN

Mr Simon Davis
Planning officer



Dear Mr Davis

RE: Land north of Yapton Primary School for approx 40 dwellings - Y/93/14/OUT

I wish to object as follows:-

1. Visually, any development on this site is unavailing, causing ribbon development.
2. Site opens out into the countryside. The main sewer system is running at capacity and any more building in the area is unwise.
3. Grade 1 agricultural land suitable for crops.
4. 40 new homes with 2 cars/home, in close proximity to the school will increase traffic in North End Road, causing physical problems such as pollution, access to the village and infrastructure. The school is over-subscribed, so, although it is proposed that children in the new homes will be able to walk to school, if there are no places, they will attend other schools with more cars using North End Road at critical times.
5. Parents escort their children into the school - this is their right. A drop-off point for cars bringing children to and from school and nursery within the new development will not work and be impossible to safely man 3 times a day.
6. North End Road generates traffic from:
(a) very busy G.P. surgery with pharmacy (b) Stakers Farm entrance used by agriculture traffic (c) large nursing home (d) retirement flats (e) Orchard Business Park (f) proposed flats and Gospel Hall for Olive Branch site (now withdrawn for the moment).
7. Yapton has few amenities compared to other settlements in the Arun district and the general growth planned will exacerbate traffic problems, not only in North End Road but throughout the village where new development is ongoing. Thank you.

Yours sincerely

V M CUSDEN