

Mr Peter Booth
22 Fellows Gardens
Yapton
Arundel
West Sussex
BN18 0HW

Your Ref: OWPC21259
Our Ref: Y/98/18/RES 29-11-2018
Please ask for:
Mr S Davis

29th January 2019

Dear Sir/Madam

The Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 6

Approval of reserved matters (access, appearance, landscaping, layout and scale) following outline permission Y/19/16/OUT for 108 residential dwellings, with associated parking, road/footway/cycleway provision, open space, landscaping, surface water attenuation and ancillary works.

Land off Burndell Road Yapton

Thank you for your internet representation made on 28th January 2019 which has been recorded as **'an objection'** with the comments as follows:

I would like clarification please on the proposals for the existing hedgerows, both at the rear and side of my property, and what the intentions are regarding a boundary fence between the new Bovis development and Fellows Gardens.

There are existing wire fence lines and ransom strips along the hedgerows adjacent to my property.

The drawing BOV22172 shows the hedgerow at the rear in dark green with the legend 'existing trees to be retained and protected during construction'.

Will the existing trees/ hedges remain after construction and will the new house gardens backing onto this hedge have their own boundary fence ?

If the line of tall fir trees along side the Fellows Gardens open green space are to be removed, as indicated on BOV 22172 and not reduced and trimmed as a barrier between the two sites, then could a line of suitable sized trees be planted to replace them ?

I am concerned about the lack of security and easy access to Fellows Gardens from the proposed entrance to the new development, especially as my property is very close to the 'pinch point' of the proposed new road and pavements. This will leave my property very exposed.

As a solution could permanent solid fencing of suitable height be provided early in the development, to separate the two sites along the western boundary of Fellows Gardens together with the proposed native shrub planting. (which will probably be delayed until construction is completed and take three years to establish growth).

I would also like assurances that every care will be taken when tree felling is taking place next to our property.

In particular there are three large fir trees which are planned to be felled, these trees are very close to our garden summer houses and brick wall.

I am concerned about falling branches and root disturbance under the structures.

Tree stump grinding may also cause problems due to vibration.

I hope all of the above will receive your attention and thank you in advance.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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