

Local Planning Control Committee,  
Chichester District Council,  
East Pallant  
CHICHESTER  
West Sussex PO19 1TY

Your ref: CH/13/03376/OUT

3 The Square  
WESTBOURNE  
Hants PO10 8UE  
Tel: 01243 372622  
December 8<sup>th</sup> 2013

Dear Sir,

**Re: Outline Planning Permission for the development of Wakeford's Field, Broad Rd  
Hambrook. Application reference CH/13/3376/OUT**

The Hambrook District Residents Association, with a membership of 120 local households, wish to object to the above Planning Application and ask that the Application be denied. We have the mandate from a vote by our members at the last AGM to oppose all planning applications in the area that are sited on 'green field' sites; we have no objection to the development of 'brown field' sites. We base our objections on the reasons detailed below. (FAD refers to the District Council's 'Facilitating Appropriate Development' document)

1. The site is a 'green' field – agricultural land - and outside any existing development plan land. Ref: FAD 1
2. The site is in a 'strategic' gap. A defined area between two centres of population, in this case between Hambrook and Southbourne. Strategic gaps are protection to maintain village identity and should be at least one field wide. This application reduces the gap significantly and all the more so by the expansion of the Showmen's from the east on Priors Laze Lane Ref: FAD 7
3. Parish Boundaries. This site is on the Hambrook/Chidham and Southbourne parish boundary. Building up to a Parish Boundary is against good custom and practice for the identity and preservation of individual areas of population. Ref FAD 7
4. The existing local Parish Plan does not recommend this site as being suitable for development
5. The new Neighbourhood Plan, in construction at this time, does not, I'm informed by its Chairman, plan on altering this site's designation to development status.
6. The opportunities under 'Localisation' and 'Big society' central government initiatives plan to give a say to local residents on how their area is developed. While we wait these promised powers to be granted we would like to go on record as rejecting any plan to develop this site
7. We understand that the new CDC's Area Development Plan, now many years into its drafting stage, will not be approved until well into 2015. However, we are advised that the number of new houses for the Hambrook & Chidham parish, up to 2029, is very modest and that recent housing developments in the area have already exceeded these

targets. Any new application should be rejected, at least until the new Area Plan is approved and the local situation becomes clearer. Ref: FAD 18

8. 'Brown field' sites. The Parish plan, the new Neighbourhood plan together with our own submission to the Area Plan all call for 'Brown Field' sites to be prioritised ahead of 'Green Field' sites when it comes to development. This is something that all local residents are in one mind about and feel very strongly about. CDC says its hands are tied by central government on this matter. Why is there not strong representation, by CDC, to Central Government to get Brown Field site the priority they need? Locals feel that in this matter, above all else, they are being very short changed by their elected representatives.
9. This application has been rejected by both local Parish Councils. This advice from people on the ground should carry weight and be heeded.
10. The Application carries with it a 'sweetener'. This is an on site sewerage treatment plant with its treated water discharge into the local storm water ditches. Who will run and maintain this plant? – if Southern Water is to do this we need confirmation of it and until this is stated this 'sweetener', and all others, must not form any element of the decision on this application.
11. There is an existing problem with this site of standing rain water during the winter months with the existing open drains and gullies unable to take the water load. To concrete the area and eliminate soak away capacity will make matters worse. Any development should first be the subject of an Environmental Survey to assess this problem and come up with an engineered solution. The new treatment plant mentioned in 10 above will further exacerbate the standing water problem.
12. The new development is designed to be built about existing ground level so it doesn't flood this increases the likelihood of more and worse local flooding
13. This development is not adjacent to any existing recent development and does not come under the 25 additional houses provision. Ref: FAD 1&7
14. Hambrook has a very short narrative, it has only been around for about 150 years. We have no Norman church, big house, duck pond, school or pub etc. like all other villages in the area. What we have got is a unique and distinctive layout. Our village is built in the form of the letter 'U' on its side. The middle of this 'U' is two large fields in productive agricultural use. These define our village. They are our view and our lungs and their ruination by development would completely destroy the nature of the village
15. Infrastructure and sustainability. Finally it is again 'enough is enough'. Hambrook has been inundated with developments which have increased the number of dwellings by 40% in recent years. We have no additional road capacity. Our school is bursting, we have reduced numbers of shops. The local surgery is struggling for capacity, parking is difficult and despite the recent installation of a sewer over flow system untreated effluent is being dumped into the harbour. We do not have a proper local bus service. Ref: FAD 6, 13 & 18
16. A similar plan to develop the southern end of our two fields, ref: 12/04778/FUL, as refused by CDC for the same reasons as detailed above, so.....

Please refuse the above Planning Application

Yours faithfully,

Nigel ELSE  
Sec to HDRA