



07/02/22

Dear Ms Wells,

Planning Application APP/21/01376. Land Adjacent to 54, Long Copse Lane.

I strongly object to the above planning application for the following reasons.

The application is to build on a Green Field site which is also a SINC. In view of the Government's policy and current thinking about our environment this is unacceptable. HBC should make good the Government's policy intentions.

The development is out of keeping with houses on the southern boundary of Long Copse Lane (LCL). The existing character and appearance of the locality would be lost.

Major traffic concerns. The traffic audit to support the application was carried out during lockdown. LCL is narrow with pinch points. The Lane is used as a "rat run". The average speed of vehicle traffic was 31mph – high for the width and road surface. There are already huge difficulties in passing and it is astonishing to see that the solution for many instances, in the traffic report would be for vehicles to use private driveways to pass. This shows an astonishing lack of road safety awareness. I know of and have been part of a "near miss" when drivers, at speed, drive onto a driveway even when their view is obstructed by hedging. Indeed my Grandchildren are instructed never to go to the edge of our drive without an adult.

Services such as shopping, health and education would all have to be accessed by car.

Heavy plant and other construction traffic will inevitably lead to damage to trees, hedgerows, verges the road surface, private driveways and would be a road safety hazard. Totally inappropriate in such a narrow Lane.

Storm and foul water drainage would be via Thornham works which is not able to cope with present volumes. Pollution of Chichester harbour would continue. Surface water run off downward to Lapwing Close is also a great concern.

Measures to mitigate nitrate pollution are uncertain.

The site would encroach into the Emsworth/Wesbourne gap.

There is minimal Bat corridor allocation along the eastern boundary of the site. A bat survey in 2020 carried out by a well recognised Bat expert identified rare Bats in this area. They are vulnerable. The proposed development is too close to trees used by the Bats to roost and shield themselves from predators whilst flying. Light pollution can also be a factor in their survival.

For the reasons set out above this application is inappropriate. It will damage the environment and will not bring benefit to the local community and should be refused.

Yours sincerely,