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Paul Heathorn
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17th July 2010

Your Ref: ADC/0215/10
re: Planning Application ADC/0088/07

Dear Keith Morgan,

I ask that the application to renew planning permission ADC/0088/07 (the old Parcel Force site) be rejected by Adur District Council.

The application to extend the time limit for implementation of ADC/0088/07 fails to address the conditions attached to the initial planning permission. My view is that the solutions to the road access, footbridge and flood safety issues remain unresolved because they are intractable, not because the developers have had insufficient time. Consequently, I do not believe it is appropriate to extend the time limit.

In support of this view, I ask that the Council to consider the following points:

- The planning application was approved including the footbridge as an access point in the event of flooding, **not** as public access. I note that the 15.6.10 renewal letter/letter to service Notice Upon West Sussex County Council from Julia Riddle (DTZ) refers to a, *"permanent high level pedestrian bridge over the A259 to the proposed buildings,"* This implies a public access point, which it is not. The plans refer to the bridge as a "steel framed dry access bridge."

- The start/finish point of the dry access bridge at the end of New Road is a matter of dispute. My understanding is that the Council does not own all the land.

- Given the uncertainties about the start/finish point of the bridge, the road alteration and access considerations remain unresolved.

- Security considerations for the semi-permanent closure of the dry access bridge remain unresolved. As it is not approved for public access it would presumably be securely closed to prevent unauthorised access. This is not detailed in the plans.

- The dry access bridge is not accessible to wheelchair users.

- If developers were to propose the dry access bridge become a point of public access, I would ask the Council to re-consider the objections listed in my previous 16.10.07 letter, a copy of which is enclosed.

- I ask that the Council consider the issues of precedent established by the dry access bridge. This would seem particularly relevant to the Joint Area Action Plan proposals for developments along the A259. Is it feasible to have a series of dry access bridges along the coast road to manage flood risk at subsequent developments?

Thank you for the time spent considering my views.

Yours sincerely,

[redacted]

Paul Heathorn.
Enc. 16.10.07 letter