

## **Aldingbourne Parish Council's Objection to WSCC/011/21**

Aldingbourne Parish Council supports Ford Parish Council in its objections to this Rubbish Incinerator facility which will have a visual impact on the Landscape and be seen far and wide. The proposal involves demolition of existing buildings and structures and construction and operation of an energy recovery facility and a waste sorting and transfer facility for treatment of municipal, commercial and industrial wastes, including ancillary buildings, structures, parking, hardstanding and landscape works.

The proposed development consists of a 40m high building together with two 85m chimney stacks producing plumes of visible steam and particulates which when emitting will rise to a further 50m or so into the surrounding skies, which will effectively reach almost as high as the Spinnaker Tower in Portsmouth. The Landscape assessment does not take this into consideration and will impact on the sensitive areas of the South Downs National Park, the Monarchs Way and all the surrounding Parishes.

There seems to be little consideration for many Grade 1 listed buildings and Conservation areas in what is the only visual gap, in the development that is for ever increasing, between Bognor Regis from the Downs to the sea.

The application site on Ford Road is next to a site allocated for mixed use, including 1,500 homes, in the adopted Arun Local Plan and Ford Neighbourhood Plan. A considerable amount of Councillors and other members of organisation's time within the area has been given to create a village setting as an example of communities together with Planning Authority and Developers can work together to create quality living for people now and into the future. This planned incinerator facility will have a detrimental effect on that hard work, will be a blot on the landscape visually and will deter families from moving to the new "village" of Ford.

The scale of this new facility will put the planned re-development community at risk being an over-bearing sight extending higher than buildings at Butlins and Chichester Cathedral, therefore we as a neighbouring Parish Council would support the comments and objections put forward by the Ford Parish Council for the following reasons:

- Its excessive size and design would be highly damaging to the immediate landscape and views from the South Downs National Park contrary to landscape and design policies in the Ford Neighbourhood Plan, Arun Local Plan and the National Planning Policy Framework 170 and 172;
- It is contrary to national policy and guidance that the planning system should support the transition to a low carbon future in a changing climate. National Planning Practice Guidance describes the need to address climate change as 'one of the core land use planning principles' that should 'underpin both plan-making and decision-taking';
- It is contrary to the direction of travel set out in the Environment Bill which seeks to move our economy away from the 'take, make, use, throw' system to a

more circular economic model that keeps resources in use for longer and ensures that we extract the maximum value we can from them;

- It could prejudice the delivery of the market housing on the adjacent allocated site because of the developer's concerns about the impact of the proposal on the sales value of dwellings; and
- It could prejudice the delivery of affordable housing on the adjacent site by the Community Land Trust.

Aldingbourne Parish Council.