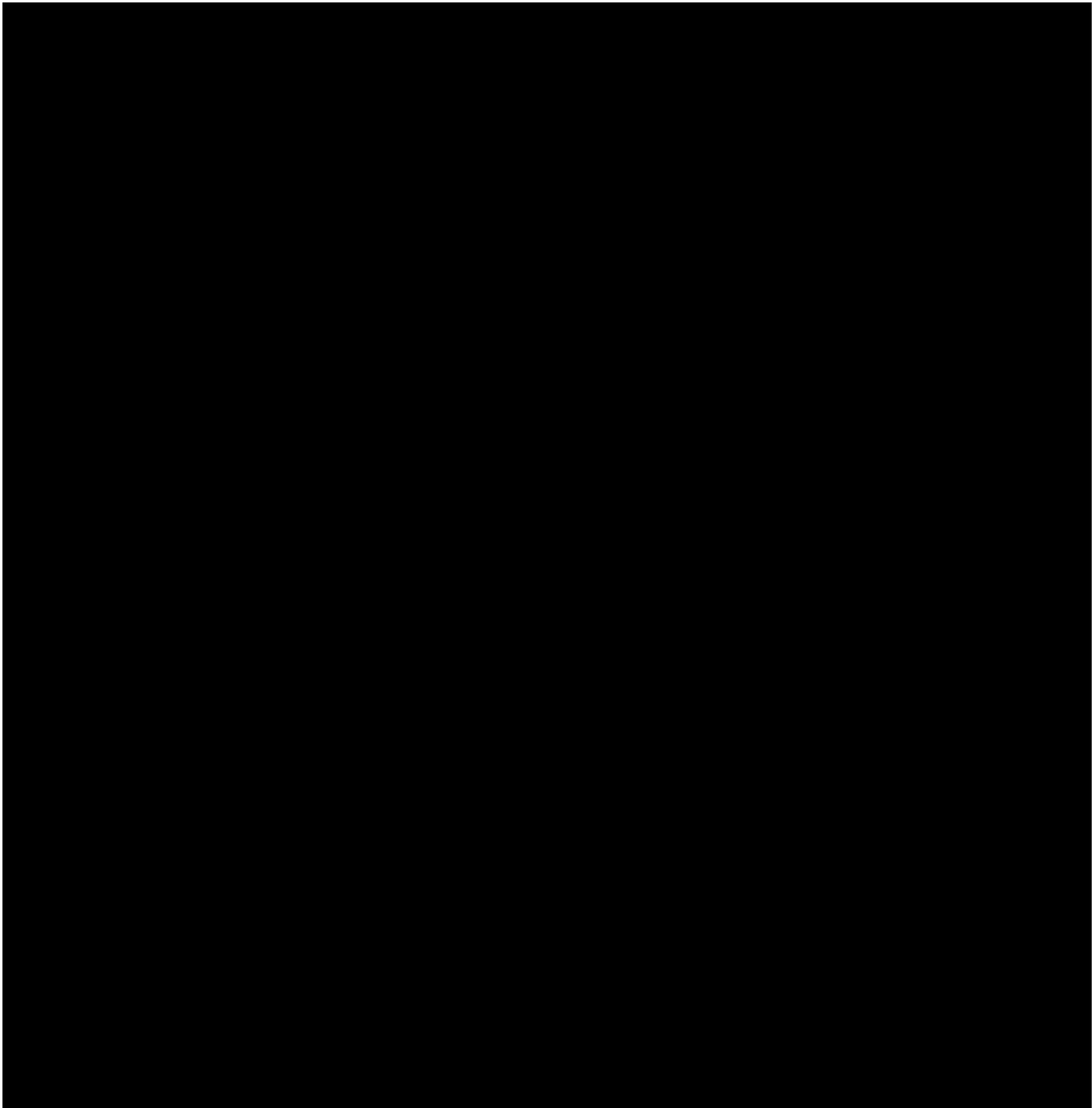




-----Original Message-----

From: Michael Eastham <Michael.Eastham@arun.gov.uk>

Sent: 29 March 2021 10:53

To: Planning.Responses <Planning.Responses@arun.gov.uk>

Subject: FW: Response To Application Number AB/135/20/OUT at Land at Ford Road Arundel

Please upload onto Ocella the email below and the attachments which are the further consultation response from the Local Highway Authority to outline planning application AB/135/20/OUT.

Thanks,

Michael

Michael Eastham
Principal Planning Officer,
Planning Department

T: 01903 737772
E: michael.eastham@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF www.arun.gov.uk

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

Sign up to our newsletter [here](#)

-----Original Message-----

From: Stephen Gee [REDACTED]
Sent: 29 March 2021 09:50
To: Michael Eastham <Michael.Eastham@arun.gov.uk>
Subject: FW: Response To Application Number AB/135/20/OUT at Land at Ford Road Arundel

Michael,
Word and Pdf versions attached.

Regards

Stephen

-----Original Message-----

From: [REDACTED]
Sent: 29 March 2021 09:49
To: Stephen Gee [REDACTED]
Subject: Response To Application Number AB/135/20/OUT at Land at Ford Road Arundel

Please could the attached response be distributed to the relevant case officer.

Regards

Stephen Gee

Please do not reply directly to this email.

Any formal reconsultation on the application should be directed to S [REDACTED] but the responding officer can be contacted directly via email if there are any questions relating to this response.

LEGAL DISCLAIMER

This email and any attachments are confidential and intended solely for the persons addressed. If it has come to you in error please reply to advise us but you should not read it, copy it, show it to anyone else nor make any other use of its content. West Sussex County Council takes steps to ensure emails and attachments are virus-free but you should carry out your own checks before opening any attachment.

In response to my previous request for information the following has been provided/discussed with the applicants transport consultant:

1. Details of pedestrian connectivity/identification of pedestrian infrastructure improvements /pedestrian visibility splays.
- Coloured access plan has been provided which details a footway provision along Ford Road to link with existing provision
- Identification of improvements along the route to local bus stops
- Provision of additional footway and uncontrolled pedestrian crossing with tactile paving for east-west pedestrian movements at the junction of Dalloway Road/Stewards Rise.
- Provision of additional footway and uncontrolled pedestrian crossing with tactile paving for north-south pedestrian movements on Dalloway Road to the west of the junction with Torton Hill Road.

A plan of these has been requested.

- Through discussions it is agreed details of the links to the south will be conditioned (within access timetable condition)

2. Future Cycle route between Arundel and Ford Station/Littlehampton

No further details have been provided by the applicant however the proposals are not thought to prejudice any future proposals.

WSCC are aware of the potential infrastructure improvements for a cycle route between Ford and Littlehampton, given this scheme is not considered to be site specific mitigation necessary to make the development acceptable WSCC would consider that CIL has a potential to help fund this infrastructure.

S106:

Should the application be determined after the 1st of April 2021 WSCC would request the inclusion of a S106 sum of £3,500 towards the auditing of the Travel Plan.

Offsite Footway Improvements

No part of the development shall be first occupied until Footway improvements are provided as shown on plan XX. And have been provided in accordance with plans and details submitted to and approved by the Local Planning Authority.

Reason: To provide alternative travel options to the use of the car in accordance with current sustainable transport policies.

Access (Access to be provided in accordance with agreed timetable)

No part of the development shall be first occupied until such time as a timetable covering the construction of the vehicular and non-vehicular accesses serving the development has been submitted to and approved in writing by the Local Planning Authority. The accesses shall thereafter be constructed in accordance with the approved timetable and details shown on the drawing titled site access arrangement and numbered 173483-002 Rev E.

Reason: In the interests of road safety.

Car parking space (details to be approved – for larger sites)

No dwelling shall be first occupied until the car parking serving the respective dwelling has been constructed in accordance with plans and details to be submitted to and

approved in writing by the Local Planning Authority. Once provided the spaces shall thereafter be retained at all times for their designated purpose.

Reason: To provide car-parking space for the use

EVC Parking Spaces

No part of the development shall be first occupied until Electric Vehicle Charging spaces have been provided in accordance with plans and details submitted to and approved by the Local Planning Authority.

Reason: To provide EVC charging points to support the use of electric vehicles in accordance with national sustainable transport policies

Cycle parking (for larger sites)

No dwelling shall be first occupied until covered and secure cycle parking spaces serving the respective dwelling have been provided in accordance with plans and details to be submitted to and approved by the Local Planning Authority.

Reason: To provide alternative travel options to the use of the car in accordance with current sustainable transport policies.

Construction Management Plan

No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters,

- the anticipated number, frequency and types of vehicles used during construction,
- the method of access and routing of vehicles during construction,
- the parking of vehicles by site operatives and visitors,
- the loading and unloading of plant, materials and waste,
- the storage of plant and materials used in construction of the development,
- the erection and maintenance of security hoarding,
- the provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders),
- details of public engagement both prior to and during construction works.

Reason: In the interests of highway safety and the amenities of the area.

Travel Plan (to be approved)

No part of the development shall be first occupied until a Travel Plan has been submitted to and approved in writing by the Local Planning Authority. The Travel Plan once approved shall thereafter be implemented as specified within the approved document. The Travel Plan shall be completed in accordance with the latest guidance and good practice documentation as published by the Department for Transport or as advised by the Highway Authority.

Reason: To encourage and promote sustainable transport.

INFORMATIVES

Works within the Highway – Implementation Team

The applicant is required to obtain all appropriate consents from West Sussex County Council, as Highway Authority, to cover the off-site highway works. The applicant is requested to contact The Implementation Team Leader [REDACTED] to commence this process. The applicant is advised that it is an offence to undertake any works within the highway prior to the agreement being in place.

Temporary Developer Signage

The applicant is advised that the erection of temporary directional signage should be agreed with the Local Traffic Engineer prior to any signage being installed. The applicant should be aware that a charge will be applied for this service.