

From: Ian Gledhill [REDACTED]
Sent: 27 December 2017 10:28
To: Planning.Responses
Subject: RE: Planning Consultation on: AL/119/17/DOC

Please find attached comments in respects of the above.

Kind regards

Ian Gledhill

Ian Gledhill BSc MIHE MCIHT | Principal Planner – County Highways - Planning Services - Economy, Planning, and Place Directorate, West Sussex County Council | Location: Ground Floor Northleigh, County Hall, Chichester, PO19 1RH
[REDACTED]

From: Mark Woodman **On Behalf Of** SU Local Development
Sent: 13 December 2017 09:06
To: Ian Gledhill
Subject: FW: Planning Consultation on: AL/119/17/DOC

From: [REDACTED]
Sent: 07 December 2017 12:05
To: SU Local Development
Subject: Planning Consultation on: AL/119/17/DOC

To: WSCC(ROW/Strategic/Highways)

NOTIFICATION FROM ARUN DISTRICT COUNCIL
Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

APPLICATION AL/119/17/DOC
NO:
Registered: 2nd November

2017
Site Address: Land off Nyton Road and Fontwell Avenue Eastergate PO20
3UW
Grid Reference: 494310 105708
Description of Works: Application for approval of details reserved by condition imposed under AL/61/13/ (APP/C3810/A/14/22173850) relating to conditions 5- Arboricultural Method Statement, 8- Archaeological Investigation, 14- schedule for removal or long term management of Japanese Knotweed, 15- Construction Environmental Management Plan, 17-Ecological Enhancement Scheme & 18-Construction Method Statement.

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by .

You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is David Innes who can be contacted on telephone number 01903 737776.

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>

NLPG UPRN 100062237016

DX 57406 Littlehampton

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**FROM: Ian Gledhill TO: Arun District Council
FAO: David Innes**

SUBJECT: AL/119/17/DOC - Application for approval of details reserved by condition imposed under AL/61/13/ (APP/C3810/A/14/22173850) relating to conditions 5- Arboricultural Method Statement, 8- Archaeological Investigation, 14- schedule for removal or long term management of Japanese Knotweed, 15- Construction Environmental Management Plan, 17-Ecological Enhancement Scheme & 18-Construction Method Statement.

Land Off Nyton Road and, Fontwell Avenue, Eastergate, PO20 3UW

RECOMMENDATION:

Advice	☒	Modification	☐	More Information	☐
Objection	☐	No Objection	☐	Refusal	☐

The only condition of relevance to West Sussex County Council, in its role as Local Highway Authority, is 15.

The majority of the Construction Management Plan is acceptable. However there are very limited details as to how access is to be achieved to the local highway network during construction. The LHA understand that the site can be accessed by way of an existing gated onto the A29 with a more comprehensive access improvement approved as part of the permitted development. The CMP however doesn't include any details as to how the site is to be accessed initially and thereafter how the site will be built out.

Some initial use of the existing access may be permissible to enable site preparation, but a more substantial temporary access arrangement is likely to be required. Details of the construction access arrangements should be included in the CMP. The permanent access arrangement would however need to be constructed and in place prior to any dwelling being occupied as required by the planning conditions on AL/61/13.

Based on the submitted details, condition 15 should not be discharged.

**Ian Gledhill
Planning Services**