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Our Ref: AL/57/18/OUT

Your Ref:

**Please ask for:
Mrs D Johnson
01903 737762**

Dear Mr Bateman

7th June 2018

**Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2015 - Article
5
Application for Outline Consent**

Development Outline application with some matters reserved for the erection of 30 No. dwellings consisting of 4 No. 4-bed houses, 10 No. 3-bed houses, 4 No. 3-bed apartments, 8 No. 2-bed apartments & 4 No. 1-bed apartments), communal work hub with associated car parking & landscaping. This application is a Departure from the Development Plan.

Location Land East of Lidsey Road Lidsey Road Woodgate

Thank you for your recent application which I received on 16th May 2018. It is being validated by Mrs D Johnson who will be able to assist you should you have any questions.

I regret that I am unable to accept your documents as a formal application until the following item(s) have been received or resolved :-

Location Plan Amend

Please submit 1 electronic or 3 paper copies of a location plan at a scale of 1:1250 or 1:2500 for rural areas. Further details of what must be included on the plan can be found in the National Validation Requirements. Please indicate the proposed access on this plan.

For the communal hub, the east and west elevations have been mislabelled. Please amend accordingly.

Please provide a south and west elevation for the Affordable Apartments.

Please provide a south and west elevation for the Marketing Apartments.

Because your proposal is for more than 10 units, a Historic Environment Record Search is required. Chichester District Council act as advisors on archaeology to the LPA and access the West Sussex Historic Environment Record, which includes an inventory of known archaeological sites and other heritage assets. Further details can be found at <https://www.westsussex.gov.uk/land-waste-and-housing/landscape-and-environment/historic-environment-records>.

Local Validation Checklist

Please provide the Local Validation Requirements Checklist in order to comply with the local validation requirements. No further validation will take place until this is received.

Biodiversity Checklist

Please provide the Biodiversity Checklist so that so that the ecological impacts of proposals can be assessed. Both the checklist and the guidance notes are available on the Council's website and further information can be found in the Local Validation Requirements. No further validation will take place until this is received.

Noise Assessment

This application triggers a threshold which requires the submission of a noise assessment in order to comply with the details set out on the Local Validation Requirements.

Parking Plan

Planning applications which propose a new parking layout and or/access are required to provide a detailed parking plan. The plan must provide all of the information as listed in the Local Validation Requirements.

Where the information requested above relates to a local validation requirement, you may request that the requirement is waived. The information requested should be reasonable having regard to the nature and scale of the proposed development and about a matter which it is reasonable to think would be a material consideration in determining the application. If you do not feel this is the case, you can serve a notice on the Council, specifying which particulars or evidence you do not consider meet this test of reasonableness. You must state which items you disagree with and set out the reasons why you hold the view, please quote the application reference in your letter or email. The Council will then consider your case and respond. It should be noted that there is no right to challenge the national requirements as these requirements are contained in planning legislation.

For further detailed information on both the National and Local Validation Requirements please go to our website: <http://www.arun.gov.uk/making-a-planning-application>
If you are unable to access the website, please contact this office so a copy can be sent to you.

Please provide the above by **21st June 2018** or your application will be closed as incomplete and you will have to resubmit if you wish to proceed with the application. If you have difficulty meeting this deadline please contact the above officer to discuss the matter.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning