

Simon Davis

From:  Simon Davis
Sent: 14 November 2014 13:23
To: 'M NORRELL'
Subject: Woodgate Farm, Westergate Street, Aldingbourne - Ref AL/75/14/OUT
Attachments: e25437fda57a457.pdf

Dear Mr Norrell,

I have received the attached WSCC Highway comments which request some additional information. Please could you look into this and supply the requested items.

Kind Regards

Simon J Davis MRTPI, Senior Planning Officer, Development Control
Arun District Council (First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF)
Telephone: +44 (0)1903 737874
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Simon Davis

From: [REDACTED]
Sent: 24 November 2014 10:42
To: [REDACTED]
Subject: FW: Woodgate Farm, Westergate Street, Aldingbourne - Ref AL/75/14/OUT
Attachments: DH02vA Visibility splays cycle and car parking.pdf

Dear Ian,

In response to your comments of 13/11/14 on this application, I have obtained the attached from the applicant. Please let me have your further comments.

Re parking, when I used the calculator, I got a demand of 6 spaces but either way, they are short and this would lead to increased street parking possibly to the detriment of the Hook Lane/Westergate Street junction. Ultimately, the not being able to provide enough parking suggests overdevelopment.

Kind Regards

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From: M NORRELL [REDACTED]
Sent: 23 November 2014 17:13
To: Simon Davis
Cc: [REDACTED]
Subject: Re: Woodgate Farm, Westergate Street, Aldingbourne - Ref AL/75/14/OUT

Dear Mr Davis,

Please find attached drawing number DH02vA that addresses the points raised in the consultation response letter from WSCC Highways.

Kind regards
MDN Consultancy
[REDACTED]

From:
To: Simon Davis <Simon.Davis@arun.gov.uk>
Sent: Thursday, 20 November 2014, 13:04
Subject: Re: Woodgate Farm, Westergate Street, Aldingbourne - Ref AL/75/14/OUT

Dear Mr Davis,

Thank you for your letter and confirm safe receipt of it, apologies for the delay in responding but I have been away. I will of course supply the relevant information as requested as soon as possible.

Kind Regards
MDN Consultancy

[REDACTED]

From: Simon Davis <Simon.Davis@arun.gov.uk>

To:

Sent: Friday, 14 November 2014, 13:22

Subject: Woodgate Farm, Westergate Street, Aldingbourne - Ref AL/75/14/OUT

Dear Mr Norrell,

I have received the attached WSCC Highway comments which request some additional information. Please could you look into this and supply the requested items.

Kind Regards

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Simon Davis

From: [REDACTED]
Sent: 12 December 2014 15:20
To: Simon Davis
Subject: Re: Application AL/75/14/OUT Woodgate Farm
Attachments: ADC extension 12-12-14 Woodgate Farm.pdf

Dear Mr Davis,

Please find the signed extension request form and I can confirm that my client and applicant Mr & Mrs Horsman are in agreement to change the description form 3 to 2 units and amend the application description.

I trust this meets your needs and please accept this email to proceed on this basis.

Many thanks for your assistance.

Kind regards
Mr M Norrell
MDN Consultancy
[REDACTED]

From: M NORRELL [REDACTED]
To: Simon Davis <Simon.Davis@arun.gov.uk>
Sent: Thursday, 11 December 2014, 12:45
Subject: Re: Application AL/75/14/OUT Woodgate Farm

Dear Mr Davis,

Thank you for your email and I will confirm back to you tomorrow after I have had chance to speak with my client. I do not see there being any problem with my client to reduce the proposal to 2 units in line with your email.

Kind regards
Mr M Norrell
MDN Consultancy
[REDACTED]

From: Simon Davis <Simon.Davis@arun.gov.uk>
To: "M NORRELL" [REDACTED]
Sent: Thursday, 11 December 2014, 11:13
Subject: Application AL/75/14/OUT Woodgate Farm

Dear Mr Norrell,

I am the case officer for your application. Having now had chance to properly analyse the application, I am of the view that 3 houses is too much. My reasoning is that the current scheme fails to comply with Councils space standards policies as set out in the emerging Local Plan (Policies D DM2 & D DM3). You can view these in this part of the emerging Local Plan:

http://www.arun.gov.uk/mediaFiles/downloads/61619159/05_Publication_Local_Plan_Oct2014_LivingPlace.pdf.

I consider that the dwellings will not comply with either the internal space standards or the external space standards and I am also concerned as to how much garden Woodgate Farm is left with. I appreciate that the site layout is only indicative at this stage but I don't believe that 3 houses can be accommodated whilst adhering to our policies. If you can agree to change the description to 2 then I will be able to recommend approval, otherwise it will have to be a refusal. Please note that I won't need a new indicative layout, just your client's agreement to the amended description. I also won't need to re-consult neighbours/consultees. However, regardless of the recommendation, I won't be able to determine this by the 17th December but I will send an Extension of Time request to you separately to cover that aspect.

I look forward to hearing from you.

Kind Regards

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From: Simon Davis
Sent: 11 December 2014 11:13
To: M NORRELL [REDACTED]
Subject: Application AL/75/14/OUT Woodgate Farm

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