

Jonathan Parsons

From: Richard Ostler [REDACTED]
 Sent: 15 September 2011 15:07
 To: Karl Roberts
 Cc: [REDACTED]; Ricky Bower; Ian Jefferies; Nicola Spencer; Jonathan Parsons; Ian Brewster
 Subject: Re: Emailing: AW-178-11 - 15 Kingsway - Objection 1-9-2001, P8131862, P8131866 - NOT CONSIDERED?

Dear Mr Roberts

Many thanks for your informative email, which I appreciate greatly.

I see that the decision Notice has been amended retrospectively but still dated the 13th September so I can but trust Keith's word that he took my points into consideration. I must tell you that, by and large, I have never lacked confidence in Keith's judgement or word through the many years I have been involved with him in planning. We have not always agreed, but that is a totally different matter!

I am pleased that the trees are to be examined and, I hope directions on stacking materials in conflict with BS 5837:2005 but, I have to say that this is one of the FIRST duties of a Case Office visiting site and obviously goes back to the previous consent, so the issue has never been addressed at all. You admit that your tree knowledge is not so good as it once was, so please let me remind you that the feeder roots are in the top six inches of the soil and that these also take in air, water and nutrition. To load on top of these roots, or to drive over them due to lack of fencing off, simply sheers them off. That will take something like 180 degrees of roots - one truck driving past a tree - and there is then a strong likelihood that the tree will prematurely die. Not overnight, of course, but it has been killed. AND, that tactic is one of the oldest in the cowboy builders book! AND one that we say the LPA should be diligent in preventing.

The issue of how the driveway will be reinstated - as it will have to be - is not subject of an application and not addressed by you (an email to Mrs Chapman on this issue, before her sickness, was ignored and I did not appreciate that) but I do hope that someone will give advice before we have a compliance problem as at No.9 Kingsway where, if the Case Officer or Building Officer had been diligent, the enforcement conflict need never have occurred. If, now, DCC refuse to accept the existing WHOLE block paving of the front garden in conflict with the new Article 4 Direction then I can see an appeal and a vast amount OF AVOIDABLE time and money being wasted!

Thank you so much for dealing effectively and promptly with this matter.

Regards,

Richard Ostler, Chairman, CHECAA.

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

From: Karl Roberts
 To: Richard Ostler
 Cc: [REDACTED]; Ricky Bower; Ian Jefferies; Nicola Spencer; Jonathan Parsons
 Sent: Thursday, September 15, 2011 12:43 PM

Subject: RE: Emailing: AW-178-11 - 15 Kingsway - Objection 1-9-2001, P8131862, P8131866 - NOT CONSIDERED?

Dear Mr Ostler,
Thank you for your e-mail.

I am advised that this application was 'written up' by Mr Wheway in the absence of Mrs Chapman and signed off by the team leader - Mr Parsons. The Council had started the process of issuing the decision notice when the objection was CHECAA was identified. Consequently the process of issuing the decision was suspended and the application re-evaluated in light of the comments from CHECAA. In this particular case the case officer concluded that whilst the report should be updated to accurately reflect the existence of the objection from CHECAA the decision to approve should not be changed. The reason why the information on the website appeared confusing relates to the suspension of the issuing of the decision notice. Unfortunately, the attempts of officers to change these details once the need to reevaluate the application became necessary appear to have failed, thus causing the confusion. Now the re-evaluated application has been determined all of the relevant documents has been updated.

The service does operate a 'buddy system' for case officers for situations of unexpected absences. Unfortunately, it doesn't appear to have worked for this case. We are looking into why this may have happened.

The issue with the tree is being investigated separately.

I trust the above is of assistance
Regards
Karl Roberts

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Save the environment - think before you print.

From: Richard Ostler [REDACTED]
Sent: 12 September 2001
To: Karl Roberts
Cc: [REDACTED]; Ricky Bower; Ian Jefferies
Subject: Fw: Emailing: AW-178-11 - 15 Kingsway - Objection 1-9-2001, P8131862, P8131866 - NOT CONSIDERED?
Importance: High

Dear Mr Roberts

I attach a CHECAA objection to AW/178/11 which, due to health reasons was sent last Sunday to Arun Planning (as instructed), Janice Chapman, Ian Brewster and Martyn White and was never acknowledged, as I requested. I received an 'Out of Office' reply from Mr Brewster, so there was no problem with communication links.

The Decision is published today, dated the 5th and from Mr Wheway - presumably Mrs Chapman is still sick. Remarkably, all the other website documentation reads 'DECISION AWAITED'

However, ONLY one objection is mentioned and this appears to be from an individual at Craigwell. CHECAA appears to have been ignored and I wonder how this can be? If Mr Wheway took over Mrs Chapman's cases on Monday then, perhaps, it is

reasonable to expect that he would read her emails and receive emails from administration. It is important that CHECAA's member's views be noted and I find it quite remarkable that your hard pressed and overworked staff appear to have made a decision on this case within 24 hours of the official submission closure. Presumably, this also means that the trees suffering hard from building materials stacked around them will continue to be harmed or killed - with no regard being shown by ADC/LPA for BS 5837:2005 which is not mentioned.

Furthermore, of course, the whole Decision Notice has been prepared and typed up and issued on the Monday when the advertising time for observations ended at midnight on Thursday last. The file, therefore, would - or may have been - passed by administration to Planning Friday last and we are asked to believe that Mr Wheyway then made full and adequate investigation and, also, prepared a report on Friday. He then passed this to Nicola or another who got it typed up, scanned and published! I do not believe that could happen and prefer a version which suggests that the decision was made before 'closure' and that CHECAA's objection was ignored.

I shall be grateful if you could please look into this matter - and also have the tree risk investigated by the District Arboriculturalist.

Regards, Richard Ostler, Chairman, CHECAA. 01243-266260.

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

From: Richard Ostler

To: Ann Planning

Cc: Janice Chapman ; Brewster Ian ; Martyn WHITE

Sent: Sunday, September 04, 2011 10:21 PM

Subject: Emailing: AW-178-11 - 15 Kingsway - Objection 1-9-2001, P8131862, P8131866

Dear Sir

Please receive this CHECAA objection to planning application AW/178/11, plus the two attached photographs and acknowledge receipt of all.

Sincerely, Richard D. Ostler, Chairman, CHECAA.

The message is ready to be sent with the following file or link attachments:

AW-178-11 - 15 Kingsway - Objection 1-9-2001

P8131862

P8131866

Note: To protect against computer viruses, e-mail programs may prevent sending or receiving certain types of file attachments. Check your e-mail security settings to determine how attachments are handled. <http://www.arun.gov.uk>

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Jonathan Parsons

From: Jonathan Parsons
Sent: 12 August 2011 10:17
To: [REDACTED]
Subject: AW/178/11 - 16 Kingsway Craigwell CA

Dear Mr Ostler

Thank you for your email dated August 4th 2011.

Janice Chapman is away from the office on sick leave at present.

I appreciate that the reference on the application plans at bottom of the page AW/178/11 is small. It is especially so on A3 size plans scanned onto the website. We will look at this in considering improvements to the Council's Website. The Council is always open to suggestions to improving its planning service. In other ways though it is considered clear that the plans relate to the planning application AW/178/11. Plans and documentation are grouped together and found under the reference AW/178/11 that you input in the Council's website under "Track the progress of a planning application" and then under "Application Search".

There is no longer a requirement for stamping involving ADC stamp or received date except in instances where substitute (amended) plans are received. However there is no longer a requirement on application submissions. The reason is that government planning advice now requires local planning authorities to impose a condition making it clear which plans, the permission, is based on. Therefore one of our standard planning conditions now normally refers to the drawing numbers of the plans to which the planning permissions relates. Additionally all the approved plans and documentation are stored electronically clearly under a planning reference on the Council's website.

With regard to the Article 4 Direction, there was extensive publicity when the Direction came into force. With regard to new property owners, this information really should be picked up on land searches by new property owners. It is clearly marked on the Council's Land Charges maps and records that all land searches are based on. Therefore, there can be no excuse that new property owners are not aware of the Article 4 Direction.

I hope this information is of assistance.

Yours sincerely

Jonathan Parsons

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Jonathan Parsons

From: Richard Ostler [REDACTED]
 Sent: 10 August 2011 23:17
 To: Janice Chapman
 Cc: Ian Jefferies; Martyn White
 Subject: Fw: AW/178/11 - 15 Kingsway, Craigwell House C.A.

Dear Janice

Surely, I must be entitled to the courtesy of a response of some kind to these two messages relating to matters of real concern to CHECAA?

When you receive this message, it will be a week since I twice wrote to you and I have not even had an acknowledgement!

We think it intelligent and reasonable to anticipate a problem with the possibility that hard surfacing, in conflict with the Article 4 Direction extending the Craigwell House Conservation Area designation, could occur AS IT DID AT No. 15 Kingsway, DESPITE the direct involvement of the LPA who DID NOT PREVENT IT OCCURRING! From the nature of the work proposed, it seems clear to us that there is a very real likelihood that hard surfacing across the whole of the frontage of No. 15 is likely to occur. Equally that the NEW OWNER, if this occurs, will be likely to plead ignorance of the Conservation Area constraints and this is easily avoidable. We are not trying to tell you how to do your job but advising you of situations which you cannot possibly monitor from your desk as we can - and do - on a daily basis in protection of our cherished CA! Is that unreasonable or, perhaps, helpful? I would hope you may think the latter!

YET, you appear to ignore me and CHECAA and the valid points put to you.

May I please hear from you at an early moment?

Regards, Richard Ostler, Chairman, CHECAA.

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

From: [Richard Ostler](#)
 To: [Janice Chapman](#)
 Sent: Thursday, August 04, 2011 10:14 PM
 Subject: Fw: AW/178/11 - 15 Kingsway, Craigwell House C.A.

Hi Janice

1. Your auto 'out of office' says you return on the 1 August! I can't wait!
2. I NOW see, with the aid of a magnifying glass, the AW/178/11 reference at the bottom of the page. This minute printing is ludicrous, cannot be read and Nicola - at least 12 months ago - sorted it out and had larger typeface used. Now we are back to this which is useless! Please can we do something!
3. There is still no ADC stamp or 'received' date.
4. Whilst thinking of 15 Kingsway, a Member notes that the driveway will now be due for replacement after completion of these fairly extensive works which will need heavy equipment, stacking of bricks etc and the driveway will undoubtedly be renewed. The owners of No. 9 Kingsway are currently pleading that they knew nothing of the Conservation Area or Article 4 Direction, restricting hard surfacing, and we fear that the NEW owner of No. 15 (arrived within the

last 2 months!) may try to pull the same 'stroke'. Is it possible for them to be told of the restrictions or can Martyn send them a copy of the designation and restrictions in Articles? If not then, perhaps, it may make sense for CHECAA to send them a copy for information? We are happy to do that and to monitor and inform new arrivals in the future if the issue presents problems for the LPA! One would have thought that Estate Agents informed them and that a Solicitor's search revealed this routinely.

Kind regards, Richard Ostler, Chairman, CHECAA.

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

From: [Richard Ostler](#)

To: [Janice Chapman](#)

Sent: Thursday, August 04, 2011 7:33 PM

Subject: AW/178/11 - 15 Kingsway, Craigwell House C.A.

Hi Janice

This application on the website has NO ADC stamp; NO receipt date and NO application number on ANY one of the sheets displayed!

This, surely, cannot be right?

Regards, Richard Ostler, Chairman, CHECAA

Jonathan Parsons

From: Richard Ostler [mailto:Richard.Ostler@checca.org.uk]
Sent: 04 August 2011 19:34
To: Janice Chapman
Subject: AW/178/11 - 15 Kingsway, Craigweil House C.A.
Hi Janice

This application on the website has NO ADC stamp; NO receipt date and NO application number on ANY one of the sheets displayed!

This, surely, cannot be right?

Regards, Richard Ostler, Chairman, CHECAA



Janice Chapman

From: Janice Chapman
Sent: 23 September 2011 09:32
To: [REDACTED]
Subject: AW/178/11 - 15 Kingsway, Aldwick

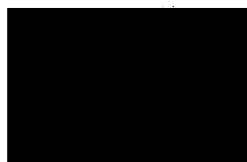
Dear Mr Shaw,

I refer to the above planning application which was approved by Mr Wheway on the 13th September 2011 for amendments to a previous approval AW/323/07. It is noted that the submitted plans do not include any alterations to the existing driveway. Please can you advise your client that there is an Article 4 Direction on the Craigwell Estate relating to extensions to driveways/hard surfacing. If your client wishes to extend or resurface the existing driveway then a planning application will be required.

Regards

Janice Chapman
Planner

Mr. Shaw rang to confirm that his client had no intention of making any alterations to the existing frontage/driveway.



23.9.11

10.50 AM



Nicola Spencer

From: Nicola Spencer
Sent: 13 September 2011 13:17
To: [REDACTED]
Subject: Decision notice AW/178/11/
Attachments: wPMAC26.pdf

Dear Mr Shaw

Please find attached the decision notice for AW/178/11/

Yours sincerely

Nicola Spencer | Technical Support Manager, Planning Department, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LP

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