

Breezie Allwright

From: Harry Chalk
Sent: 14 October 2025 08:12
To: Planning.Responses
Subject: FW: A/142/25/DOC
Attachments: 6521_102A_Ecological Enhancements.pdf

Hello,

Can the attached be uploaded as a substitute ecological enhancement plan please? No re-consultations needed. If you require an action sheet, please advise.

Kind regards,

Harry Chalk, MSc
Senior Planning Officer, Development Management

T: 01903 737577
E: harry.chalk@arun.gov.uk

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



Our priorities...

 Improving the wellbeing of Arun	 Delivering the right homes in the right places	 Supporting our environment to support us	 Fulfilling Arun's economic potential	 
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From: James Meachim <[REDACTED]>
Sent: 13 October 2025 17:27
To: Harry Chalk <Harry.Chalk@arun.gov.uk>
Subject: RE: A/142/25/DOC

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Good afternoon, Harry,

Apologies for the delay.

Please find attached our revised ecological enhancement which has now been updated in line with your comments.

I trust the revised design is sufficient to determine the application, please contact me if you have any queries.

Kind regards

James Meachim
Managing Director
J W Stratton Limited
1 Mill Lane
Shoreham By Sea
West Sussex
BN43 5AB.
Tel: [REDACTED]
Web: www.jwstratton.co.uk



Reg. No: 363119

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From: Harry Chalk <Harry.Chalk@arun.gov.uk>
Sent: 13 October 2025 11:45
To: James Meachim <[REDACTED]>
Subject: RE: A/142/25/DOC

Hi James,

Have you made any progress in relation to the below?

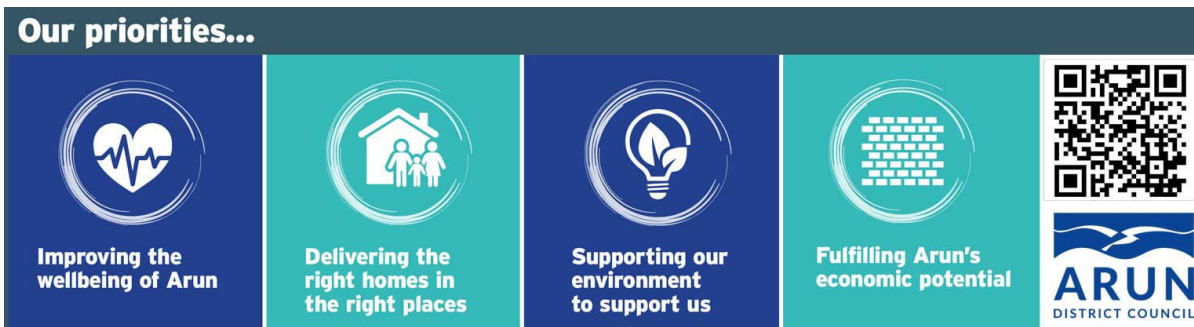
Thanks,

Harry Chalk, MSc
Senior Planning Officer, Development Management

T: 01903 737577
E: harry.chalk@arun.gov.uk

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From: James Meachim <[REDACTED]>
Sent: 01 October 2025 10:01
To: Harry Chalk <[REDACTED]>
Subject: RE: A/142/25/DOC

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Hi Harry,

Thank you for the update, I will liaise with our ecology consultant and come back to you shortly.

Kind regards

James Meachim
Managing Director
J W Stratton Limited
1 Mill Lane
Shoreham By Sea
West Sussex
BN43 5AB.
Tel: [REDACTED]
Web: www.jwstratton.co.uk



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From: Harry Chalk <Harry.Chalk@arun.gov.uk>
Sent: 30 September 2025 11:05
To: James Meachim <[REDACTED]>
Subject: FW: A/142/25/DOC

Hi James,

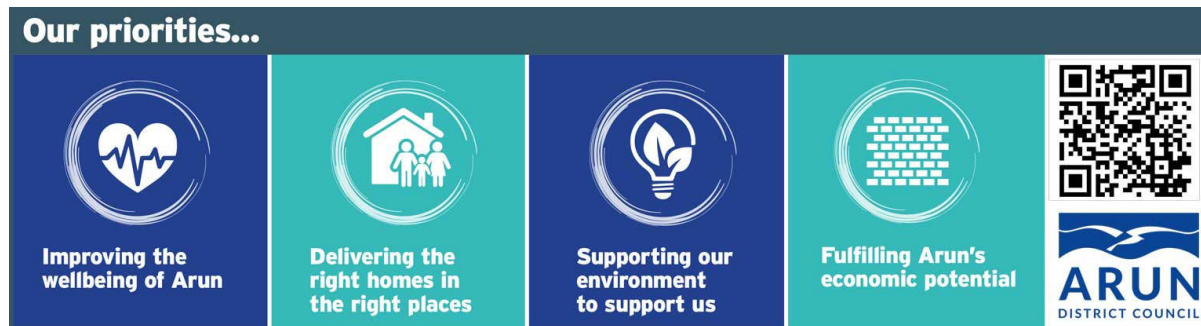
I Please see the below response from our ecologist. We require further information concerning the enhancement opportunities. I would suggest including a bat box to the west elevation, hedgehog holes in fences and a log pile.

Kind regards,

Harry Chalk, MSc
Senior Planning Officer, Development Management

T: 01903 737577
E: harry.chalk@arun.gov.uk

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From: Jonathan Best <Jonathan.Best@arun.gov.uk>
Sent: 26 September 2025 09:43
To: Planning.Responses <[REDACTED]>
Cc: Harry Chalk <Harry.Chalk@arun.gov.uk>
Subject: A/142/25/DOC

Wilmington Arundel Road Angmering BN16 4ET.

I have reviewed the approval of details reserved by condition imposed under A/44/24/PL relating to condition 3 - Biodiversity Enhancement Layout.

The Biodiversity enhancement layout has one sparrow terrace identified. None of the other ecological enhancements set out in the Preliminary Ecological Appraisal CSE/6521/01 (May 2023) have been included. These are listed below.

To promote adherence to the NPPF and Arun Local Plan (2011 – 2031) the following opportunities for ecological enhancement have been identified:

Retention or enhancement of native hedgerows, trees, grassland and woodland wherever possible

- *Retention of any deadwood to create new log piles around the Site margins*
- *Aquatic habitat creation to provide new aquatic opportunities and increase biodiversity*
- *Incorporation of native plants and those of wildlife importance in to landscaping scheme to provide foraging opportunities for birds, invertebrates and bats*
- *Provision of new bat roosting and bird nesting opportunities within new building and on retained mature trees*
- *Provision of hedgehog gaps in new fencing to promote habitat connectivity across and within the Site*

The condition wording below calls for providing the finalised details and locations of the enhancement measures.

Prior to any development above damp-proof course (DPC) level, a Biodiversity Enhancement Layout, providing the finalised details and locations of the enhancement measures contained within the Preliminary Ecological Appraisal CSE/6521/01 (May 2023) shall be submitted to and approved in writing by the Local Planning Authority.

The enhancement measures shall be implemented in accordance with the approved details prior to first occupation of any part of the development and all features shall be retained in that manner thereafter.

Reason: To enhance protected and Priority species & habitats in accordance with Arun Local Plan policies: ENV SP1 and ENV DM5 and allow the Local Planning Authority to discharge its duties under the NPPF 2023 and s40 of the Natural Environment and Rural Communities Act 2006 (Priority habitats & species).

Based on the information provided I cannot recommend discharge of this condition at this time.

Regards,

Jonathan Best MCIEEM
Ecology Officer, Planning Policy

T: 01903 737579

E: jonathan.best@arun.gov.uk

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Improving the wellbeing of Arun

Delivering the right homes in the right places

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