

From: Linda Standley
Sent: 20 April 2015 10:04
To: Planning.Responses
Subject: RE: Planning Consultation on: A/23/15/OUT

Economic Development would prefer to see a development such as this within an existing town centre. We do accept that there are no units currently available that would suit this purpose but are concerned about the impact that such a development would have on the retail centres of Littlehampton and Rustington and would require that all possible measures are taken to mitigate this impact.

Should permission be granted we would wish to see the developer agree to a Skills Plan and also sign up to the Arun Developer and Partner Charter, a copy of which is attached. This would be particularly important with regard to, where possible, using local companies in the physical development of the site and employment for local people.

Linda Standley | Management Assistant, Economic and Cultural Development, Strategy Department, Arun District Council |
Location: Second Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
Internal: 37844 | External: +44 (0) 1903 737844 | E-mail: linda.standley@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 23 March 2015 09:03
To: Linda Standley
Subject: Planning Consultation on: A/23/15/OUT

To: Economic Regeneration

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

**Town & country Planning (Development Management Procedure) (England) Order 2010
(as amended) - Article 4**

Outline Consent

APPLICATION **A/23/15/OUT**
NO:
Registered: 17th March
 2015

Site Address: Land south of New Road (A259) and East of Brook Lane
Angmering N/A

Grid Reference: 505229 103406

Description of Works: Hybrid application - Full Planning Permission for a retail unit (Class A1) comprising 1,487sqm (1022sqm ground floor and 465sqm mezzanine) with associated access, car parking, servicing, landscaping & associated works.
Outline Planning Permission for a public house (Class A4) comprising 581sqm at ground floor level.

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 23-APR-15.

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 application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website as can the leaflet which deals with material planning considerations.

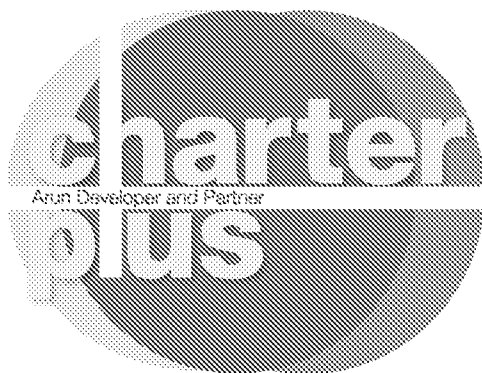
Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:

www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Mr N Crowther who can be contacted on telephone number 01903737500 Ex 37839.

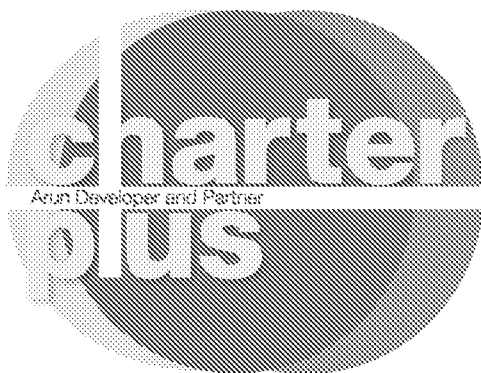
Regards
Planning Officer

consultee_email



Charter agreement

Objective	Target
Raise average weekly wages in the district, which are currently lower than the County and Regional average.	a) Agree to pay the appropriate rate for the job and at least the agreed National Minimum Wage to all employees during the development. b) Agree to only use workers who have a legitimate National Insurance number, or recognised and legal self employed status. c) To agree to only use sub-contractors who are prepared to conform to the points 1a and 1b.
Raise educational attainment and skill levels, which are currently lower than the County and Regional average.	a) Agree to participate in schemes providing work experience for locally based students both on site and in 'back office' functions such as Quantity Surveying, Design, Sales & Marketing. b) Agree to provide apprenticeship and training opportunities and places for local young people (under 25s*) and to agree to establish Local Labour schemes. Such schemes to be accredited to national standards (i.e. BTEC / NVQ Level 3). c) Agree to provide placement opportunities for local teachers. d) Agree to work positively with local education providers in the promotion of the value of skills and training in the disciplines associated with the development e.g. construction. e) Agree to encourage sub-contractors to participate in the same agreements particularly with regard to training and apprenticeships.
Improve the competitiveness and sustainability of the diverse range of small businesses in the area which make up over 80% of our business community.	a) Agree generally to encourage and promote or secure involvement of suitably qualified and competent locally based businesses and workforce in all possible areas of work and contracts associated with the development. b) Agree to host seminars at appropriate intervals in the development, to promote the work and contract opportunities of the development (as a whole and as appropriate to the differing phases of the development) to locally based businesses. c) Agree to encourage nominated sub-contractors (as appropriate) to participate in the same programme of seminars. d) Agree to source materials and supplies so far as possible within the locality* with due regard to price, quality and availability of services and goods. *Measure of locality 1. Within Arun District 2. Within West Sussex
Excite residents, visitors and potential investors with the intentions, plans, progress and outcomes of developments	a) Agree to provide bulletins and details of progress achieved: - With relation to agreed schedule with Arun District Council - As requested by Arun District Council for release to the press - As requested by the press directly b) Agree to display or integrate artist's impressions (or similar) of the projected development into/onto any displays and hoardings associated with the development. c) Agree to display a schedule/timeline (or similar) on hoardings associated with the development which shows the projected development timetable (with key milestones) and progress achieved against each of these. ►



Charter agreement

Objective	Target
	d) Agree to provide references, material or links to be used in the Council's range of communication vehicles, such as the website, promoting development in the area. e) Agree to participate in appropriate public forums to explain and promote the development. f) Agree to explore and where appropriate provide suitable viewing points (if the site is not openly viewable by the public) to enable the public to see progress.
Promote good (if not best) practice in safe, secure and considerate working practices.	a) Agree to work within the Terms of the Considerate Contractor Scheme.
Ensure that developments conform to the principles of the energy hierarchy which is to reduce the need for energy, maximise energy efficiency, supply energy from renewable sources, where fossil fuels are to be used, use as efficiently as possible. Note - (this only applies to major developments which are defined as non-domestic buildings above 1,000m² or 10 or more residential units)	a) Agree to deliver affordable homes to a minimum of Sustainable Code Level 3. b) Agree to provide at least 25% of their energy requirements from on-site renewable energy generation or demonstrate similar energy savings through design measures. c) Agree to reduce carbon emissions from new development in accordance with the latest Building Regulations. d) Consider incorporating Combined Heat and Power (CHP) schemes into new major developments. e) Agree to re-use building construction and demolition waste. f) Agree to the use or re-use of sustainable materials.
Signed: _____ Company name: _____	

For more information about the Arun Developer and Partner Charter, please contact Miriam Nicholls Business Development Manager, Economic Development Team, Arun District Council 01903 737845 E-mail: miriam.nicholls@arun.gov.uk

