

[REDACTED]

From: Charlotte Smith [REDACTED]

Sent: 17 September 2018 13:58

To: Anita Gardner

Subject: Re: FW: A/31/18/OUT- notice under the Town and Country Planning (Pre-commencement Conditions) Regulations 2018

Dear Anita,

We confirm the condition is acceptable.

Are you able to confirm the application on the October agenda?

Kind regards,

Charlotte Smith

Director

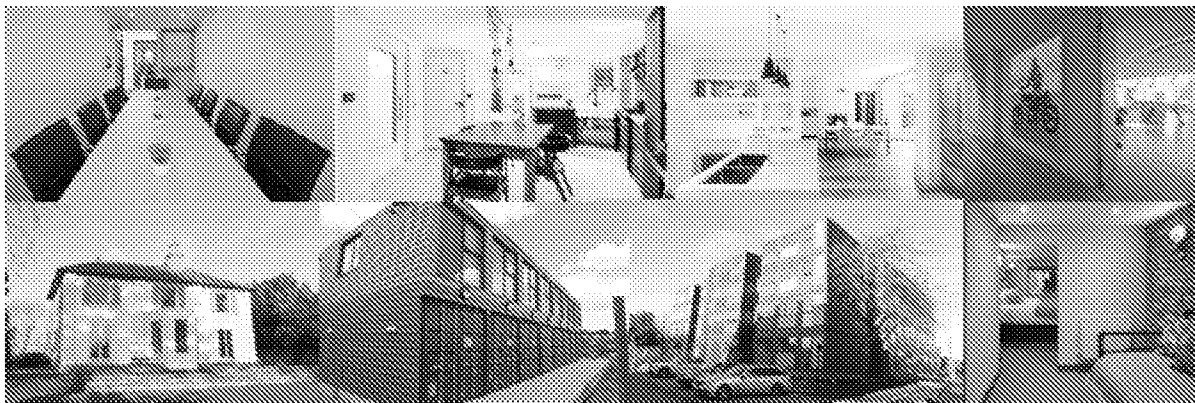
For and on behalf of:



Cityzen, Maritime House, Basin Road North, Hove, East Sussex, BN41 1WR.



Building Excellence
AWARDS 2018
Regional Winner



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Registered Office: Preston Park House, Brighton BN1 6SB
Registered Number: 10634993

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On Fri, 14 Sep 2018 at 16:30, Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Charlotte ,

Further to your written agreement to imposition of the reptile mitigation pre-commencement condition our Engineer has stated that because the plans aren't accurate regarding the building she doesn't want to reference them. So she has suggested the following pre-commencement Drainage condition

"Development shall not commence until a revised surface water drainage layout has been submitted to and approved in writing by the Local Planning Authority. The drainage design must follow the principles set out in drawing numbers 1788/SK2 and 1788/D5.1. No building shall be occupied until the complete surface water

drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity. "

Since the application will be determined after 01-10-2018 when section 100ZA(5) provides that planning permission for the development of land may not be granted subject to a pre-commencement condition without the written agreement of the applicant to the terms of the condition (except in the circumstances set out in the Town and Country Planning (Pre-commencement Conditions) Regulations 2018) I am writing to request your Agreement to the imposition of the above pre-commencement condition.

Regards

Anita Gardner

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37529 | External: +44 (0) 1903 737529 | E-mail: anita.gardner@arun.gov.uk

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



Save the environment - think before you print.

From: Charlotte Smith [REDACTED]
Sent: 30 August 2018 13:22
To: Anita Gardner
Subject: Re: A/31/18/OUT- notice under the Town and Country Planning (Pre-commencement Conditions) Regulations 2018

Dear Anita,

Further to your email about the planning condition, please see the response below from the applicant.

Kind regards,

Charlotte Smith

Director

For and on behalf of:

Cityzen, Maritime House, Basin Road North, Hove, East Sussex, BN41 1WR.



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----- Forwarded message -----

From: [REDACTED]
Date: 30 August 2018 at 12:56
Subject: RE: Arundel Road- Fwd: A/31/18/OUT- notice under the Town and Country Planning (Pre-commencement Conditions) Regulations 2018
To: Charlotte Smith [REDACTED]

Hi Charlotte,

Regarding the Arundel Road, Angmering site, please accept this email as confirmation that we agree to the pre-commencement condition and prior to any works being carried out on the site reptile translocation will be carried out in accordance with the Reptile Mitigation Strategy dated May 2018.

Kind regards

Sven Chesters
Partner

----- Forwarded message -----

From: **Anita Gardner** <Anita.Gardner@arun.gov.uk>

Date: 30 August 2018 at 11:48

Subject: RE: A/31/18/OUT- notice under the Town and Country Planning (Pre-commencement Conditions) Regulations 2018

To: Charlotte Smith

Dear Charlotte,

Since the application will be determined after 01-10-2018 when section 100ZA(5) provides that planning permission for the development of land may not be granted subject to a pre-commencement condition without the written agreement of the applicant to the terms of the condition (except in the circumstances set out in the Town and Country Planning (Pre-commencement Conditions) Regulations 2018) I am writing to request your Agreement to the imposition of the following pre-commencement condition:

Prior to any works being carried out on the site reptile translocation must be carried out in accordance with the Reptile Mitigation Strategy dated May 2018.

Reason:

In order to ensure preservation of biodiversity in accordance with policy ENV SP1 of Arun Local Plan.

I would appreciate your response by 13-09-2018.

Regards

Anita

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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