

From: Anita Gardner
Sent: 29 July 2022 11:46
To: Laurence Moore <[REDACTED]>
Subject: RE: Pound Place, Angmering - Applications A/43/22

Dear Laurence,

I have been looking at application A/47/22 in more detail and having checked the planning history in more detail I agree that it has been accepted that the hoop top fencing has been approved in this location and this element of the proposal would not be recommended for refusal.

Regards

Anita

Anita Gardner
Principal Planner

T: 01903 737529
E: anita.gardner@arun.gov.uk

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From: Laurence Moore <[REDACTED]>
Sent: 29 July 2022 11:29
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Cc: Juan Baeza <Juan.Baeza@arun.gov.uk>
Subject: RE: Pound Place, Angmering - Applications A/43/22

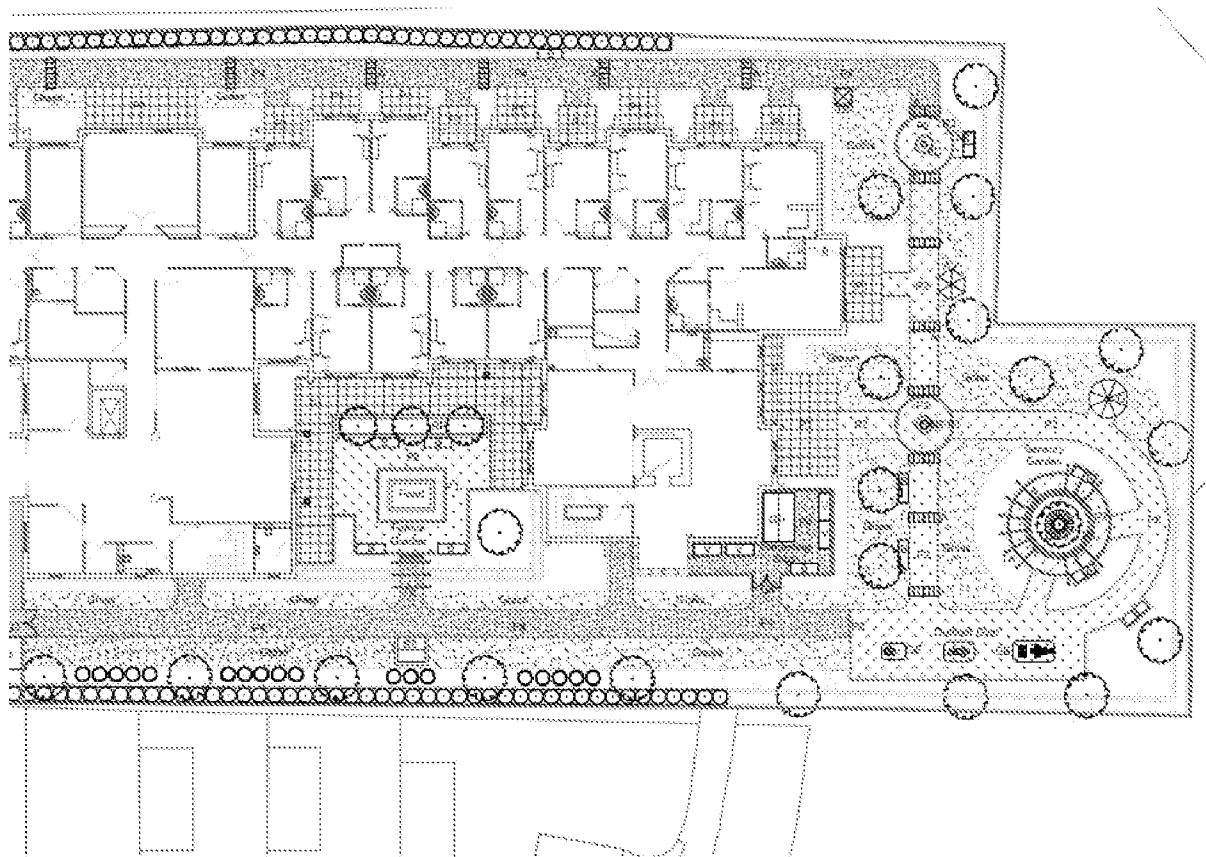
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Dear Anita

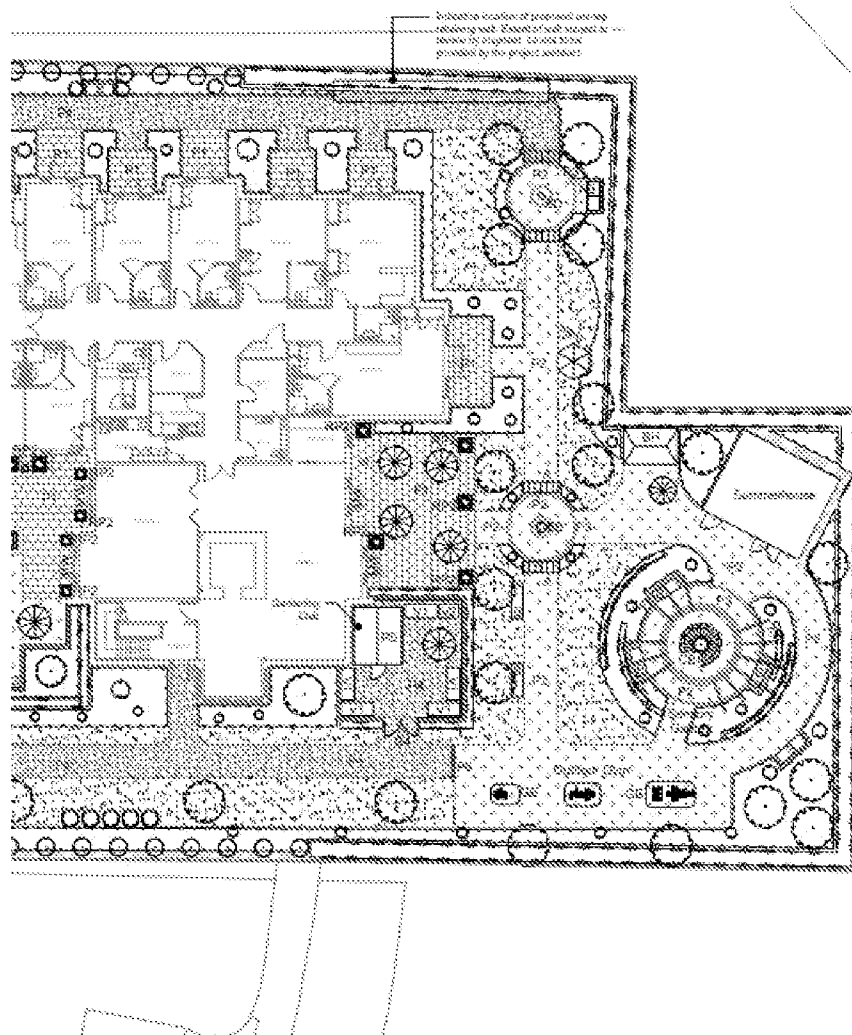
Thank you for your message which the applicant is giving consideration to and its likely that we'll have a formal response to address the items you have listed for you when your return from leave.

There is however one matter which we believe already has the benefit of permission. When Planning permission was granted under A/3/21PL, Drawing J180649-GL-L-DR-001 Rev B – Landscape General Arrangement Plan shows the Proposed 1.8m high hoop top metal rail fencing in the same position as shown in the current applications.

Extract of the eastern part of the site reproduced below from Drawing J180649-GL-L-DR-001 Rev B – Landscape General Arrangement Plan. The blue line denotes 'Proposed 1.8m high hoop top metal rail fencing'.



This is the same as what is being proposed in the current applications A/43/22 Extract from Drawing No. J180649-GC-L-DR-3-001 Rev H reproduced below.

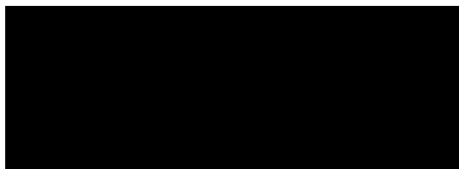


I'd be grateful if you can come back to me regarding the hoop top fencing as soon as you can. As mentioned above, the applicant is given consideration to the other matters namely bbq hut, summerhouse, and removal of TPOd trees and it will be helpful to have your confirmation regarding the hoop top fencing before the applicant formally responds.

Kind regards

Laurence Moore BA (Hons) DipTP MRTPI

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Basingstoke Road
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From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 26 July 2022 16:44
To: Laurence Moore [REDACTED]
Cc: Juan Baeza <Juan.Baeza@arun.gov.uk>
Subject: RE: Pound Place, Angmering - Applications A/43/22

Dear Laurence,

I have now had an opportunity to discuss the application with my Team Leader, Juan Baeza and he agrees that the items detailed in my e-mails below namely bbq hut, summerhouse, hoop top fencing and removal of TPOd trees should be deleted from the application if it is to be recommended for approval by officers.

Regards

Anita

Anita Gardner
Principal Planner

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E: anita.gardner@arun.gov.uk



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From: Laurence Moore [REDACTED]
Sent: 26 July 2022 16:30
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Cc: Juan Baeza <Juan.Baeza@arun.gov.uk>
Subject: RE: Pound Place, Angmering - Applications A/43/22

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Dear Anita and Juan

I wonder if you have discussed between you, and can let me know your comments on the matters Anita had raised below.

I look forward to hearing from you as I'm due to discuss with the applicant tomorrow.

Kind regards

Laurence Moore BA (Hons) DipTP MRTPI

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From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 22 July 2022 13:24
To: Laurence Moore [REDACTED]
Cc: Juan Baeza <Juan.Baeza@arun.gov.uk>
Subject: RE: Pound Place, Angmering - Applications A/43/22

Hi Laurence,

Thanks for letting me know. Whilst you are discussing the tree removal with your client and I have noted some other elements within the scheme which were not previously agreed and I consider should at this stage also be highlighted as concerns.

I have fully reviewed the application and checked the proposed changes against the planning history. I note that the garden section of the site facing onto public open space was permitted to be enclosed with 1.8m high hoop top fencing previously (A/50/20/PL), but it was always envisioned that this part of the site should visually integrate with the open space beyond it. I note that a summerhouse and bbq hut are proposed to be located in this area and both would be visually prominent, particularly the summerhouse (although no specific details are included) which extends through previously approved boundary planting.

It is therefore my view that these elements of the proposal should also be deleted, but I need to discuss them with my Team Leader who is away from the office until Tuesday. I am bringing them to your attention now to aid discussions, but will confirm our view on them (hopefully on Tuesday) once I have had the opportunity to discuss them further.

I apologise for the disseminated feedback on your proposal and that I had based my initial comments regarding support for the proposal on the basis that the changes incorporated previously approved items. The feedback is provided on the basis that the amendments could achieve a positive recommendation on the proposals and I would advise that we will only one set of revisions to the originally submitted plans on the basis that elements would be deleted from the proposal and not amended.

Regards
Anita

Anita Gardner
Principal Planner



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From: Laurence Moore [REDACTED]
Sent: 22 July 2022 08:23
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: RE: Pound Place, Angmering - Applications A/43/22 and A/47/22

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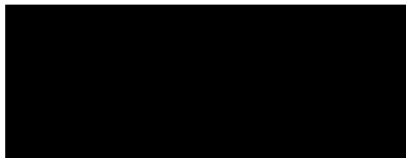
Dear Anita

Thank you for your messages yesterday afternoon. I am seeking instructions from the applicant and will respond to you as soon as I can.

Kind regards

Laurence Moore BA (Hons) DipTP MRTPI

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From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 21 July 2022 17:00
To: Laurence Moore [REDACTED]
Subject: FW: Pound Place, Angmering - Applications A/43/22 and A/47/22

Dear Laurence,

Further to my earlier e-mail I had initially assumed that the proposal was largely seeking approval of matters previously agreed for the earlier approved care home. On further inspection of the information submitted I note that the proposed revision to the Landscaping Plan includes removal of

TPO'd trees on the Roundstone Lane site frontage and there is no arboricultural justification given for this in the submission and no up to date report assessing the health and life expectancy of these trees.

I would therefore suggest that the landscaping plan is amended to retain these trees so that the other matters can proceed to a decision. If the tree removal element is pursued as part of this proposal it is likely to be refused given the lack of justification provided. Replacement of the preserved trees would obviously be a matter which could then be pursued separately as part of an application in its own right to further amend the approved landscaping scheme.

Regards
Anita

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From: Anita Gardner
Sent: 21 July 2022 16:37
To: Laurence Moore [REDACTED]
Subject: RE: Pound Place, Angmering - Applications A/43/22 and A/47/22

Dear Laurence,

Now I have started to look at A/43/22/PL I think the application also seeks to vary condition 16 of A/3/21/PL which states

"The building shall be occupied until boundary treatments have been erected in accordance with boundary treatments plan 002 Rev C."

Since drawing J180649-GC-L-DR-3-002-Rev D Boundary Treatments, Proposed Fencing, Railing and Walls forms part of the application.

Accordingly, can you confirm you are happy for me to amend the description to read

"Variation of condition following grant of A/3/21/PL relating to Condition No 1 - approved plans and Condition 16 approved boundary treatments plan."

Regards
Anita

Anita Gardner
Principal Planner

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From: Laurence Moore [REDACTED]
Sent: 21 July 2022 14:36

To: Anita Gardner <Anita.Gardner@arun.gov.uk>

Subject: RE: Pound Place, Angmering - Applications A/43/22 and A/47/22

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Dear Anita

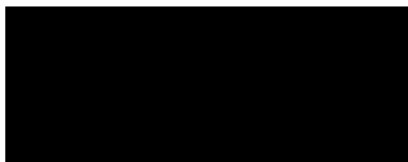
Thank you for your message and update and pleased to see your positive recommendation for A/43/22/PL which I hope you can issue before you go on leave.

Please can you let me know when you are back from your leave so I can manage my client's expectations and hopefully give you some breathing space to consider the more complex application. If you are able to provide an estimated time to consider A/47/22, it will be helpful before you go on leave.

Kind regards

Laurence Moore BA (Hons) DipTP MRTPI

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

Sent: 21 July 2022 14:26

To: Laurence Moore [REDACTED]

Subject: RE: Pound Place, Angmering - Applications A/43/22 and A/47/22

Dear Laurence,

I apologise for the delay in dealing with your applications. It is my intention to deal with A/43/22/PL which will be recommended for approval within the next week, before I am on leave, as I should have capacity to slot in with other applications. I am afraid that A/47/22 which is more complex will need to wait until after I have returned from leave.

Regards

Anita

Anita Gardner
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From: Laurence Moore [REDACTED]
Sent: 20 July 2022 10:05
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Pound Place, Angmering - Applications A/43/22 and A/47/22
Importance: High

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Dear Anita

I'd be grateful if you can let me know the position for these applications:

A/43/22 - Variation of condition following grant of A/3/21/PL relating to Condition No 1 - approved plans. This should have been decided by 24 June 2022

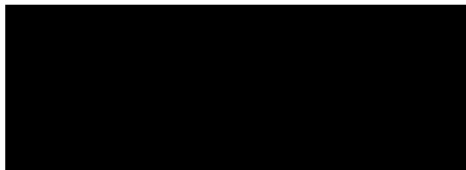
A/47/22 - Continuance of use without compliance with condition 1 imposed under A/3/21/PL relating to prior to first occupation the hatched area indicated on Site Layout Green Arrangement 1388/001 K shall be laid to be an open grassed area and shall remain, at all times, available for public use. This should have been decided by 9 June 2022.

If you require any further information, do let me know and I look forward to hearing from you soon.

Kind regards

Laurence Moore BA (Hons) DipTP MRTPI

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