

Redrow Homes Ltd
Redrow House
Unit 1, Faraday Office Park
Rankine Road
Basingstoke
RG24 8QB

Date: 5th July 2022

Please ask for: Katie Sharp
Tel: 01903 737832

Your Ref:

Our Ref: A/60/22/DOC

Dear Miss Whishaw,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under A/207/21/PL relating to conditions 8- Construction Management Plan, 20-location and installation of fire hydrants and 38-risk associated with contamination.
Land at Arundel Road Angmering BN16 4ET

Notification regarding the above application:

Condition Number 8

Prior to the commencement, including any works of demolition, a Construction Management Plan shall be submitted for approval in writing by the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters:

- The anticipated number, frequency, routing and types of vehicles used during construction,
- The method of access and routing of vehicles during construction,
- Full details of the construction compound,
- Soil resources plan,
- Dust mitigation measures,
- Noise reduction measures,
- The parking of vehicles by site operatives and visitors,
- The loading and unloading of plant, materials and waste,
- The storage of plant and materials used in construction of the development,
- The erection and maintenance of security hoarding,
- The provision of effective wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders),
- Details of public engagement both prior to and during construction works.

Reason: For the avoidance of doubt and in the interests of amenity, the environment and highway safety, in accordance with Policy D DM1 of the Arun Local Plan. It is considered necessary for this to be a pre-commencement condition because of the need to ensure measures are in place to mitigate the impact of construction works and deliveries on neighbouring residential amenity.

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**

The Construction Management (March 2022 GHPC Group Ltd) cannot be approved at this time, as it makes reference to a site layout plan that has not been approved under the current live Reserved Matters Application (A/48/22/RES). Therefore, it is recommended that this condition is refused.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC', followed by a small dot.

Neil Crowther
Group Head of Planning