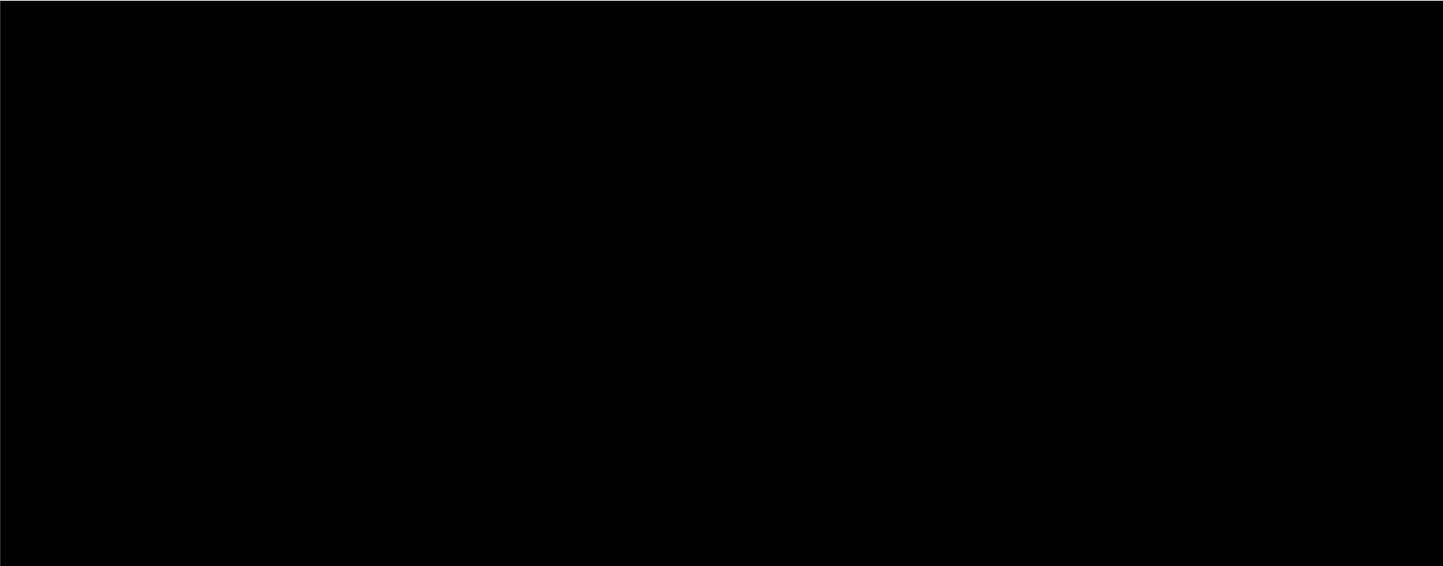
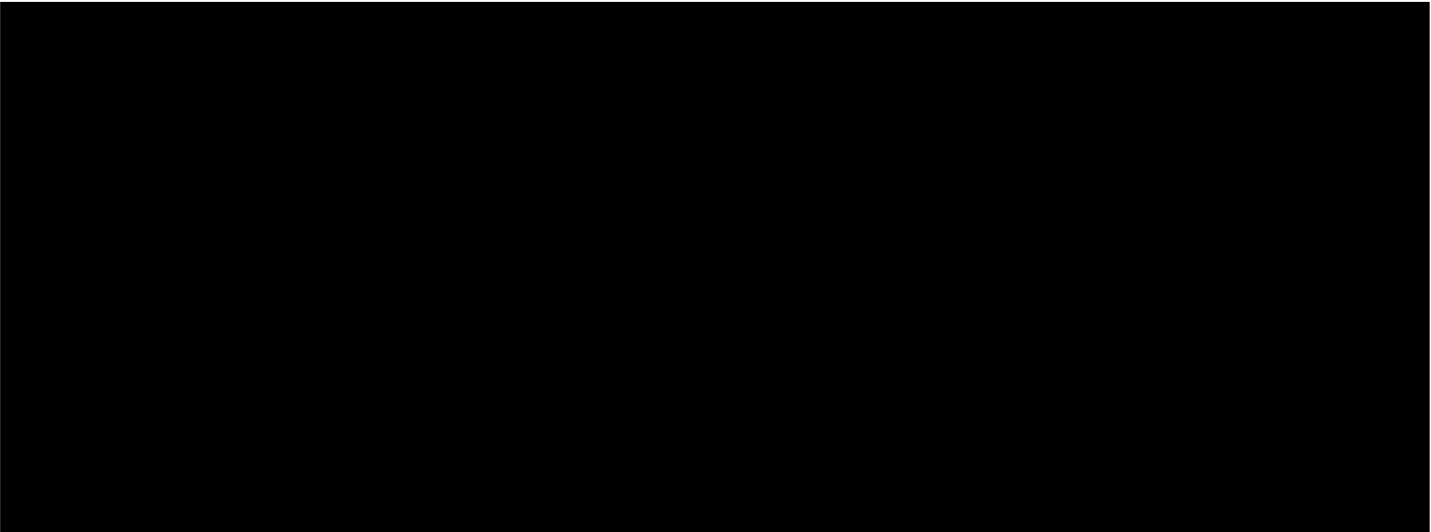




Please see Action Sheet

Kind Regards



Dear Simon,

The hard and soft landscape drawings have been updated/amended slightly as follows:

- added key for native wildflower mixes *EP1 - Pond Edge Mixture*; added key and symbol for climber planting (GA and Planting Plans);
- added numbers for Wheelie Bin Stores and Semi Vertical Bike Store to annotations (GA);
- added green hatch to private lawns (Soft Layout and Planting Plans);
- amended *Ornamental Herbaceous Planting* heading to *Climber Planting* (page 8 Detailed Plant Schedule);
- added *Staking for Multi-stem Tree Stock* annotation in line with *Landscape Management Plan* (Planting Plan).

Could you please add these to the planning file and supersede the hard and soft landscaping drawings currently on file?

Please also note that we will be issuing an amended site plan with ECVPs very shortly as well as an addendum to the Design & Access Statement responding directly to the Arun Design Guide.

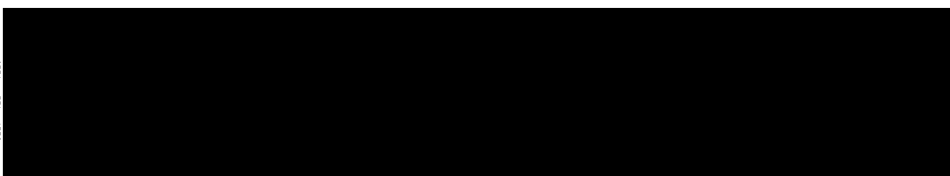
We are also considering the comments from WSCC Highways.

Kind Regards,

Ben Daines MRTPI
Associate Planner

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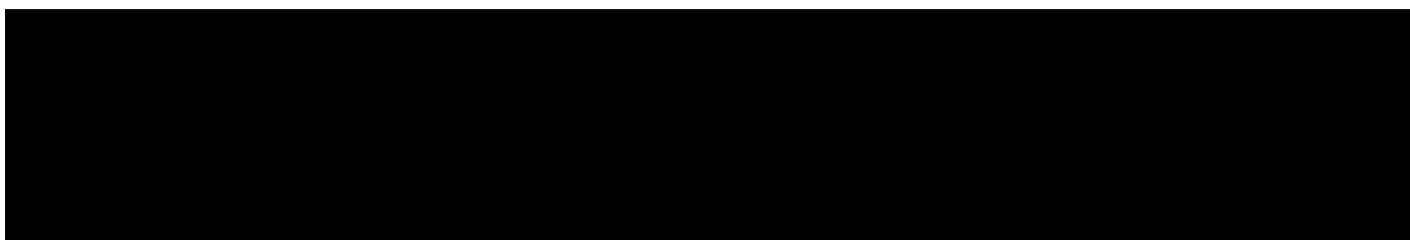
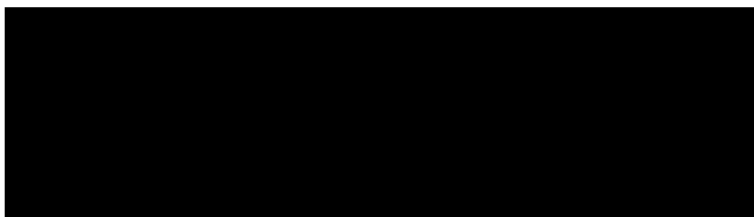


Dear Ben,

Whilst it is not unusual for EVCP's to be considered by condition, given the early stage of the application, I would suggest that it would make sense to show these on plan form now and allow for these to be considered as a key part of the site layout and save on a future condition.

I note your comments about the emerging Design Guide. However, it would be helpful if you could provide a response to the draft document at some point before determination.

Kind Regards



Dear Simon,

Thank you for your email.

Arun's emerging parking standards were used to inform the proposed development. For example, car barns were proposed in the RM application rather than garages to help the development meet the parking standards. You will also note that the emerging parking standards are referred to in the Planning Statement (paras 4.5.1 and 6.9.2). However, I have just noted that EVCPs have not been indicated on the site plan. Can this be dealt with via condition or would you rather an amended site plan was submitted showing which parking spaces have EVCPs.

Having regard to the Arun Design Guide, this was not directly referred to in the documents submitted with the application given that it has not yet been through public consultation and was therefore not considered to have any significant weight at the time of submission. However, regard has been had to the contents of the document and you will note that many of the key themes of the SPD (including Site and its Setting, Natural Environment, Built Structure & Development Plots, Building Design, and Sustainability) have been addressed in the drawings, Design & Access Statement and Planning Statement.

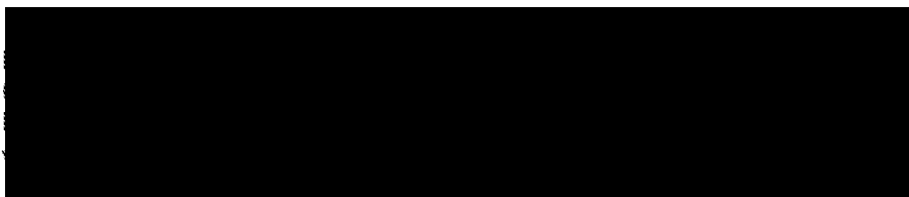
I trust the above is sufficient but please let me know if you have any queries.

Kind Regards,

Ben Daines MRTPI
Associate Planner

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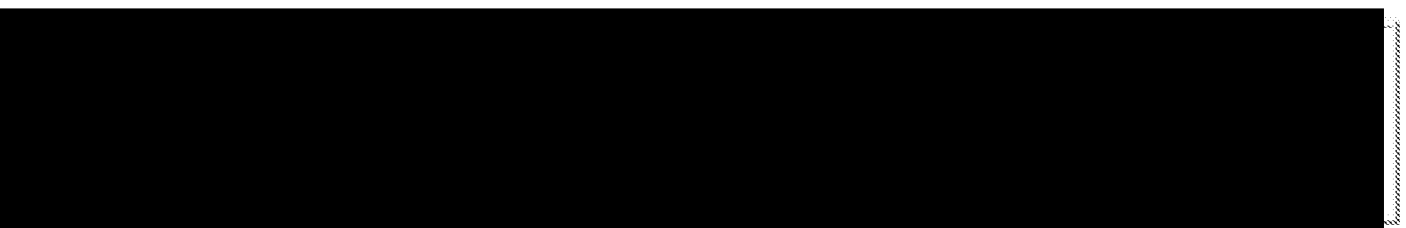
road

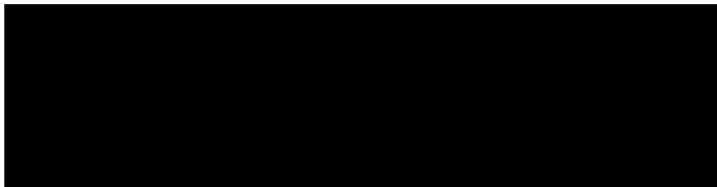
Dear Ben,

Thanks for sending these through. They will be added to/changed on our website.

I note that the Design and Access Statement refers to the National Design Guide which is good. However, can you also provide a response regarding the forthcoming Arun Design Guide as found on this page: <https://www.arun.gov.uk/supplementary-planning-documents-spds>. Can I also check that you have referred to the Arun Parking Standards SPD which is on the same webpage and which will be adopted by Full Council on the 15th January.

Kind Regards





Hi Simon,

I refer to above Reserved Matters application at Shripney Road. Further work has been ongoing regarding drainage and in addition to the detailed drainage drawings being updated slightly, a number of additional drainage documents have been produced. The attached drainage package includes the following:

1. 22761-HM-XX-XX-DR-PH-1201__01 – Public Health Services - Proposed Foul Drainage Network,
2. 22761-HM-XX-XX-DR-PH-1202__01 – Public Health Services - Proposed Surface Water Drainage Network,
3. 22761-HM-XX-XX-DR-PH-0301__00 – Public Health Services – Drainage Detail Sheet – 1,
4. 22761-HM-XX-XX-DR-PH-0302__00 – Public Health Services – Drainage Detail Sheet – 2,
5. 22761-HM-XX-XX-DR-PH-0303__00 – Public Health Services – Drainage Detail Sheet – 3,
6. 22761-HM-XX-XX-DR-PH-0304__00 – Public Health Services – Drainage Detail Sheet – 4,
7. 22761-HM-XX-XX-DR-PH-0305__00 – Public Health Services – Manhole Schedule Sheet – 1,
8. 22761-HM-XX-XX-DR-PH-0306__00 – Public Health Services – Manhole Schedule Sheet – 2,
9. 22761-HM-XX-XX-DR-PH-0307__00 – Public Health Services – Manhole Schedule Sheet – 3,
10. 22761-HM-XX-XX-DR-PH-0308__00 – Public Health Services – Manhole Schedule Sheet – 4,
11. 22761-SP-UDS-001.00 – Specification for Underground Drainage Services.

I would be grateful if you could add the attached documents to the planning application file and replace the previously submitted Proposed Foul Drainage and Surface Water Drainage Network drawings with those attached.

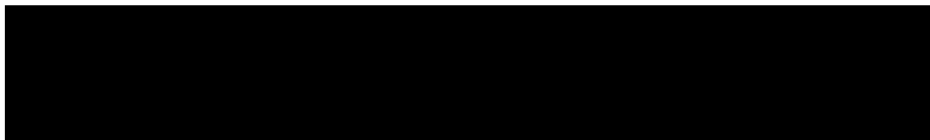
Please let me know if you have any queries.

Kind Regards,

Ben Daines MRTPI
Associate Planner

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