

From: Simon Davis
Sent: 13 April 2026 16:58
To: Planning Scanning
Subject: FW: Acknowledgement for BE/15/26/PL

Planning
Planning Correspondence
Redaction Please

From: Simon Davis
Sent: 13 April 2026 16:56
To: Darryl Howells [REDACTED]
Subject: RE: Acknowledgement for BE/15/26/PL

Dear Darryl,

Thanks for your email. The Parish raised the same concern last time and my report stated that whilst there was a parking shortfall, this was acceptable:

"The proposal only includes one allocated space per dwelling resulting a total of 8. Therefore, the proposal falls far short of the requirements. However, it is noted that WSCC raise no concerns with parking from a safety point of view. Whilst they suggest that overspill could be accommodated within the site (which would be subject to agreement from the site owners), it is also noted that there are no parking restrictions on Ash Grove. Therefore, cars could also park on the road whether in the layby parking areas opposite/to the south of the site, or indeed on the road itself.

There is nothing to suggest that parking on Ash Grove would result in a safety issue and it would also not result in any harm to residential amenity given the dwellings on the opposite side have their own parking provision elsewhere. The site is also highly sustainable, and it may not be necessary to own a car to access facilities, services, or employment opportunities. The scheme also includes cycle storage within the undercroft area."

I see that two extra visitor spaces are now included which is positive*. I see no reason to take a different view to the previous report.

The EA responded on 02/04, but Easter created a scanning backlog at Arun, and their response has only just become visible on the website (to me and the public). I attach this for you, and you will note that they object again. Unless you can resolve this objection prior to the expiry of this application, we will need to refuse again.

* However, these are close to the TPO trees on the site and so I have also requested advice from our Tree Officer, He is on leave this week.

Kind Regards

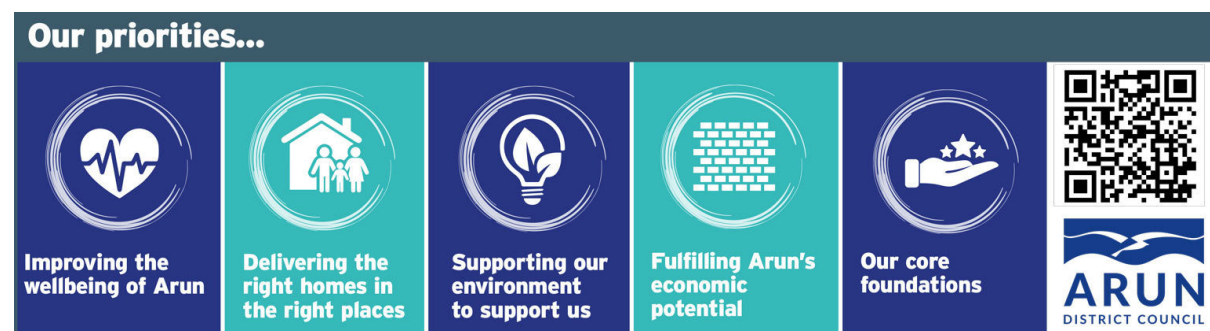
Simon

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From: Darryl Howells [REDACTED]
Sent: 13 April 2026 15:36
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: Acknowledgement for BE/15/26/PL

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Good afternoon Mr Davis

I trust you are well?

Please can I enquire re the status of the planning application with yourself. I see that the highway officer supports the application however the Bersted Parish Council objects on grounds of lack of car parking as per the Bersted Neighbourhood Plan. Please can you advise which representation is given the greater weighting on this occasion?

I am also looking out for the EA's representation as the flood issue was the primary reason for refusal previously. When is the EA's deadline for commentary please?

Kind Regards

Darryl Howells
Planning Consultant



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