



AH/220010/L0005

23rd March 2022

By planning portal: PP-11144166

Mr M Eastham
Planning Department
Arun District Council
Civic Centre
Maltravers Road
Littlehampton
BN17 5LF

Dear Michael

**On behalf of Kier PGIM Logistics Propco 1 Limited, Saltbox, Bognor Regis:
Discharge of planning conditions Outline 17 (Badger Survey) and Outline 20 (Noise) in respect
of Unit 1 under planning permission BE/135/18/PL**

Please find enclosed an application to discharge the above conditions in respect of the remaining plot (Plot/Unit 1) at the Saltbox site. I review each in turn below.

Condition 17: Badger Survey

Condition 17 of the outline planning permission states:

"Prior to commencement of development a badger survey should be undertaken to ensure badgers are not using the site. If badgers are discovered on site, mitigation measures will need to be submitted and approved in writing by the LPA in liaison with Natural England and the approved works carried out by a professional ecologist prior to the occupation of the Units in Phase 2."

This condition was part discharged in respect of Unit 3 under BE/92/21/DOC dated 24th September 2021.

The enclosed Technical Note by Aspect Ecology (Ref: 1004567 BN09 EUS dv2) dated March 2022 provides details of a new survey undertaken in respect of Unit 1. It does not identify any setts or digging by badgers in the vicinity of the plot or the wider development site. It concludes that the development of Plot 1 will not result in any adverse effects on badger setts. It also provides recommendations for mitigation and safeguarding of ecological receptors.

It is therefore considered that the enclosed satisfies the requirements of Condition 17 in respect of Unit 1 and allows for the complete discharge of that Condition.

Condition 20: Noise

Condition 20 of the outline planning permission states:

"Noise reports shall be submitted with the applications for Reserved Matters for Unit 1 and Unit 3 and the recommendations for approval in writing by the Local Planning Authority (sic) and the recommendations shall be implemented prior to first occupation of Unit 1 and Unit 3 on the Part 2 Development."

This condition was part-discharged in respect of Unit 3 under BE/168/21/DOC dated 14th January 2022.

The enclosed Technical Note by Sharps Redmore (Ref TN1-23.3.22-Unit 1 Saltbox, Bognor Regis-1818341-MPC) provides a corresponding noise report for Unit 1 and allows for the full discharge of this Condition in respect of this development.

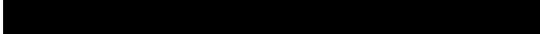
I trust that the enclosed is complete. Should you require anything further please do not hesitate to contact me.

Kind regards

Yours sincerely



Arfon Hughes
Managing Director

E: 
M: 

cc. D Kennett
J Dougan
W Marsh
R Brown (Arun Enforcement Officer) (For information)