

Lidl Great Britain
Foxes Park
Brownhill Way
Nursling
SO16 0AW

Date: 14th October 2020

Please ask for: Raymond Cole

Tel: 01903 737598

Your Ref:

Our Ref: BE/90/20/DOC

Dear Mrs Burton,

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 ref BE/126/19/PL relating to Condition No 4 - hard and soft landscaping.

Lidl Land at Phase 1A Shripney Road Bognor Regis PO22 9NN

Notification regarding the above application:

Condition Number 4

Prior to the commencement of development full details of the hard & soft landscape works for the site, including an implementation programme, shall be submitted to and be approved in writing by the Local Planning Authority. Parking provision shall be maintained at 149 spaces and whilst the parking layout has been agreed in general, it is acknowledged that minor amendments to the parking layout may be necessary as part of the agreement of the 'soft' landscaping works with the Council.

Hard landscape works shall include:

- (a) proposed finished levels and/or contours,
- (b) boundary details and means of enclosure,
- (c) vehicle and pedestrian access and circulation areas,
- (d) hard surfacing areas,
- (e) minor artefacts and structures (e.g. furniture, refuse or other storage units, signs, lighting etc.),

Soft landscape works shall include:

- (f) planting plans
- (g) written specifications (including soil depths, cultivation and other operations associated with plant and grass establishment);
- h) schedules of plants noting species, planting sizes and proposed numbers/densities; and
- i) replacement planting if trees and shrubs die.

- (j) further landscape provision to the main area of carparking with the incorporation of planted areas for trees and shrubs
- (k) the green boundary treatment along the boundary edges to be increased in size to cater for a suitable planting scheme, given sufficient space and growing medium to be able to establish and thrive.
- (l) the boundary treatment areas to incorporate tree species in the design. Trees specified should be at a size which allows instant impact, but which will establish and mature as the site develops

All hard and soft landscaping works shall be carried out in accordance with the approved details, the approved implementation programme and British Standard BS 4428:1989 Code of Practice for General Landscape Operations. The developer shall complete the approved landscaping works and confirm this in writing to the Local Planning Authority prior to the date agreed in the implementation programme.

Reason: To ensure the provision and establishment of acceptable landscape in accordance with Policy D DM1 of the Arun Local Plan. It is considered necessary for this to be a precommencement condition to ensure the correct hard landscaping is implemented.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

This condition is discharged in so far as it relates to:

1. The Proposed Site Finishes Plan - AD 115_REV C
2. The Proposed Landscape Design & Specification - AD 116 REV B.

The developer shall notify the local planning authority in writing when the approved landscaping works have been completed, as required by the condition.

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

Yours sincerely



Neil Crowther
Group Head of Planning