

From: Amanda Scholes on behalf of Planning.Responses
Sent: 09 April 2021 10:01
To: Planning Scanning
Subject: FW: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

Amanda Scholes

T: 01903 737453

E: amanda.scholes@arun.gov.uk

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From: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Sent: 08 April 2021 11:59
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Nicholas Lack [REDACTED]
Subject: FW: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Please upload the below to the above application. EH further comments.

Maria Tomalova
Senior Planning Officer
Directorate of Place

T: 01903 737510

E: maria.tomalova@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF

From: Joanne Lewis <Joanne.Lewis@arun.gov.uk>
Sent: 08 April 2021 11:56
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: RE: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Maria

Thank you for forwarding the additional information.

On the basis that the EV charging points will be installed in the locations specified in submitted drawing Dwg 170521B and that a Rolec Wallpod:EV product code EVWP2020 is installed at each of the locations I would be happy to agree to discharge of Condition 8 - EV charging.

Many thanks

Joanne Lewis

Please note that I work part time, usually between 09.30 and 14.30 Tuesday – Friday.

Joanne Lewis
Senior Environmental Health Officer,
Environmental Health

T: 01903 737666
E: joanne.lewis@arun.gov.uk

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From: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Sent: 07 April 2021 16:10
To: Joanne Lewis <Joanne.Lewis@arun.gov.uk>
Subject: FW: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Hi Joanne,

Please see above and below; for your consideration.

Kind regards

Maria

Maria Tomalova
Senior Planning Officer
Directorate of Place

T: 01903 737510
E: maria.tomalova@arun.gov.uk

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From: Nicholas Lack [REDACTED]
Sent: 07 April 2021 16:05
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Ms Tomalova

The applicant understands the comments put forward by the Environmental Health officer and wishes to meet current EV needs, therefore proposes the attached Rolec Wallpod : EV charger, which they understand meet the technical requirements.

Kind regards
Nicholas Lack (Planning Agent)
Studio Lack Ltd

From: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Sent: 07 April 2021 13:05
To: Nicholas Lack <[REDACTED]>
Subject: FW: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Mr Lack,

Please see below the EH Officer comments on your proposal.

Kind regards

Maria

Maria Tomalova
Senior Planning Officer
Directorate of Place



T: 01903 737510
E: maria.tomalova@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Joanne Lewis <Joanne.Lewis@arun.gov.uk>
Sent: 07 April 2021 12:11
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: RE: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Maria

I appreciate the applicants comments and your role in ensuring that relevant planning policies are adhered to but my role is to ensure that any EV point is fit for use for future occupants.

The quoted table and foot note from the Arun District Council Electric Vehicle Infrastructure Study stating that a "16A or higher Type 2 charger, minimum requirement standard 3 pin 13A charger" should be installed comes from the study published in 2017 which is now 4 years old. Electric vehicle technology is advancing

rapidly and batteries are getting bigger all the time. The proposed charge point would not be suitable for charging an electric vehicle for the first occupant of the property and would require upgrading at their expense.

In the Road to Zero strategy, the Government set out its intention for all new homes to be electric vehicle (EV) ready and committed to consult on requirements for every new home to have a charge point, where appropriate to help future proof homes for the transition to electric vehicles.

In 2019 the Government consulted on changes to Building Regulations with proposed technical requirements for EV charge points to be as follows;

Technical requirements for electric vehicle chargepoints

1.25 Each electric vehicle chargepoint should meet all of the following:

- a. be designed and installed in accordance with the appropriate parts of **BS EN 61851**;
- b. have a minimum rated output of 7 kW, measured or calculated at a nominal supply voltage of 230VAC;
- c. be fitted with a universal socket (known as an unfettered electric vehicle chargepoint);
- d. be fitted with a charging equipment status indicator using lights, LEDs or display;
- e. a minimum of Mode 3 or equivalent.

I assume Covid has caused delays to the implementation of these proposed building regulations but the proposal documents clearly show that the Government wishes new homes to be EV ready and to future proof them for the transition to electric vehicles.

Obviously it is your decision as to whether the proposed charger meets the requirements of the condition and Council policies but in my opinion the proposed charger in this case would not be considered EV ready as it would require an upgrade to make it useful for anything other than occasional charging. I would therefore continue to request, inline with the Governments proposals that a Mode 3, 7kw fast charger is installed as a minimum.

Many thanks

Joanne

Please note that I work part time, usually between 09.30 and 14.30 Tuesday – Friday.

Joanne Lewis

Senior Environmental Health Officer,
Environmental Health



T: 01903 737666

E: joanne.lewis@arun.gov.uk

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From: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Sent: 06 April 2021 10:15
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Joanne Lewis <Joanne.Lewis@arun.gov.uk>
Subject: FW: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Hi Joanne,

I hope you have enjoyed the Easter break.

Please see above and below the response to your comments to the above application.

Kind regards

Maria

Maria Tomalova
Senior Planning Officer
Directorate of Place



T: 01903 737510
E: maria.tomalova@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Nicholas Lack [REDACTED]
Sent: 06 April 2021 10:10
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Ms Tomalova

Further to the Environmental Health Officer's response on 30-03-21 to the EV charger the applicant proposes suggesting that it is unacceptable and will need to be a 'fast-charging' unit.

I attach highlighted extracts from Arun District Council's guidance dated September 2020. Under paragraph 2.3, footnote 1 on *page 5* it recommends installation of 16A or higher Type 2 charger (**minimum requirement standard 3 pin 13A charger**)

The Wallpod **EV Ready** that is proposed, attached, meets this minimum standard (in bold above) with the benefit of being able to be upgraded to a faster charge rate in the future giving a more flexible approach to providing the specific requirements of the electric vehicle to be charged when known. This is the principal paragraphs 4.19 & 4.22 on the attached *page 6* of the guidance allude to.

We would therefore request that the proposed charger be re-considered as it meets both the spirit and letter of the guidance.

Kind regards
Nicholas Lack (Planning Agent)
Studio Lack Ltd

From: Nicholas Lack
Sent: 30 March 2021 10:43
To: maria.tomalova@arun.gov.uk <maria.tomalova@arun.gov.uk>
Subject: BN/30/21/DOC 2 Bungalows-Canal Mews-Barnham Condition 8 (EV Charging)

Dear Ms Tomalova

As planning agent, I wish to submit on behalf of the applicant further information to address the consultation response of 26-03-21 from the Environmental Officer addressing a query in relation to the EV charging units under the discharge of condition 8.

Please find attached details of the EV charging unit that the applicant will be installing on each dwelling: the **Rolec Wallpod-EV Ready** unit.

Kind regards
Nicholas Lack (Planning Agent)
Studio Lack Ltd

<http://www.arun.gov.uk>

DX 57406 Littlehampton

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