

From: Simon Davis
Sent: 12 October 2020 11:15
To: Planning Scanning
Subject: FW: 020.5360 Land West of Fontwell Avenue ADC ref BN/50/20/PL

Application Correspondence "Agreement to Revised Version of Condition 15"

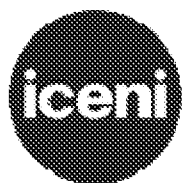
From: Maddi Simpson [REDACTED]
Sent: 12 October 2020 09:29
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: 020.5360 Land West of Fontwell Avenue ref BN/50/20/PL

Hi Simon,

Thanks for the below, the applicant accepts the revised wording for condition 15.

Thanks,
Maddi

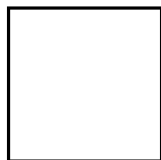
Maddi Simpson
Planner, Planning



Find Us : [Edinburgh](#) | [Glasgow](#) | [London](#) | [Manchester](#)

Follow us on : [Instagram](#) | [LinkedIn](#) | [Twitter](#) | [Vimeo](#) | [Ian's Blog](#)

To subscribe to news updates from Iceni Projects, [click here](#).



Winner: Award for Planning Consultancy of the Year
Winner: Award for Best Use of Arts, Culture of Sport in Placemaking (Illuminated River)
Winner: Planning Permission of the Year (Leven Road Gasworks, St William)

The information transmitted, including attachments, is intended only for the person(s) or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon this information by persons or entities other than the intended recipient is prohibited. If you received this in error please contact the sender and destroy any copies of this information.

From: Simon Davis <Simon.Davis@arun.gov.uk>
Sent: 09 October 2020 16:39
To: Maddi Simpson [REDACTED]
Subject: RE: 020.5360 Land West of Fontwell Avenue ref BN/50/20/PL

Hi Maddi,

Thanks for your agreement to condition 10.

Regarding condition 15, the only concern I have is that we only have your word that the equestrian use will cease and there is no legal mechanism in place to guarantee it will cease. Would you accept an amendment as follows:

No development shall commence until either (a) an odour assessment has been undertaken to determine the impact of odour from the nearby riding school/manege or (b) evidence has been supplied to demonstrate that the equestrian livery use has ceased. If it is not possible to provide the information required by (b) then the results of the assessment and details of a scheme of mitigation measures necessary to ensure an appropriate level of amenity within habitable rooms and garden areas shall be submitted to and approved in writing by the Local Planning Authority. All works, which form part of the approved scheme, shall be completed before any part of the development is occupied and shall thereafter be maintained in accordance with the approved details. The assessment shall be conducted by a suitably qualified odour assessor and be carried out in line with the Institute of Air Quality Managements 'Guidance on the assessment of odour for planning'.

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

T: 01903 737874
E: simon.davis@arun.gov.uk



Arun District Council, Civic Centre, Malttravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil

Sign up to our newsletter [here](#)



From: Maddi Simpson [REDACTED]
Sent: 09 October 2020 16:09
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: 020.5360 Land West of Fontwell Avenue ref BN/50/20/PL

Hi Simon,

Thanks for the update on this. Given the below and the risk of the Engineers objecting/ recommending refusal on the application, Reside will accept the condition as previously drafted.

In terms of condition 15 (Odour Assessment), this was suggested by Environmental Health due to the equestrian uses immediately south of the site, which is part of the land owner's land. The owner currently provides livery for three horses, however, if planning permission is granted, this will cease and no further horses will then be kept on site.

As such, given the small number of horses on the site now and the cessation of the use if permission is granted, we don't think this condition is necessary. Are you able to consult Environmental Heath on removing this condition?

Please let me know if you would like to discuss.

Thanks,
Maddi

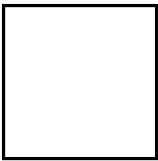
Maddi Simpson
Planner, Planning



Find Us : [Edinburgh](#) | [Glasgow](#) | [London](#) | [Manchester](#)

Follow us on : [Instagram](#) | [LinkedIn](#) | [Twitter](#) | [Vimeo](#) | [Ian's Blog](#)

To subscribe to news updates from Icen Projects, click here.



Winner: Award for Planning Consultancy of the Year

Winner: Award for Best Use of Arts, Culture of Sport in Placemaking (Illuminated River)

Winner: Planning Permission of the Year (Leven Road Gasworks, St William)

The information transmitted, including attachments, is intended only for the person(s) or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon this information by persons or entities other than the intended recipient is prohibited. If you received this in error please contact the sender and destroy any copies of this information.
