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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: 09 March 2021 10:57
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: RE: Planning Consultation on: BN/7/21/PL

I refer to the retrospective application for change of use to B8.

The use of storage and distribution has the potential to affect the amenity of nearby residents through light and noise, I would therefore recommend the following conditions should permission be granted;

1. The use should be restricted to storage only, with no permission for distribution
2. Whilst the number of trips to/from the site might be small, vehicle noise and the loading/unloading of vehicles to/from the storage units could potentially disturb nearby residents, particularly outside of normal working hours, similarly, caravan owners may wish to collect caravans early in the morning if they are going on long journeys or return them late at night. I would therefore recommend the hours of access are restricted as follows;

No vehicles shall arrive or depart and no loading or unloading shall take place within the application site outside the hours 07:00 to 19:00 Monday to Friday, 08:00 to 18:00 Saturday, Sunday or Public or Bank Holidays.

Reason: To protect the amenity of local residents in accordance with Policy QE DM1 of the Adopted Arun Local Plan 2011 – 2031.

3. No external lighting shall be installed until details have been submitted to, and approved in writing by the Local Planning Authority. This submission shall include a layout plan with beam orientation and a schedule of light equipment proposed (luminaire type; mounting height; aiming angles and luminaire profiles). The approved scheme shall be installed, fully assessed by a competent individual when operational to ensure no light creep / bleed, maintained and operated in accordance with the approved details unless the Local Planning Authority gives its written consent to the variation.

Reason: To protect the appearance of the area / the environment and wildlife / local residents from light pollution.

Informative;

The granting of this planning permission does not in any way indemnify against statutory nuisance action being taken should substantiated complaints within the remit of the Environmental Protection Act 1990 be received. For further information please contact the Environmental Health Department on (01903) 737555

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

Joanne Lewis

Senior Environmental Health Officer,
Environmental Health

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From: Planning.Responses <Planning.Responses@arun.gov.uk>

Sent: 01 March 2021 16:34

To: EHPlanningConsultations [REDACTED]

Subject: Planning Consultation on: BN/7/21/PL

To: **Environmental Health - Planning consultation**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Planning Permission

Application No: BN/7/21/PL

Registered: 3rd February 2021

Site Address: Eastmere Stables Eastergate Lane Eastergate PO20 3SJ

Grid Reference: 495216 106068

Description of Works: Change of use of existing equestrian yard to storage (Use Class B8). This site is in CIL Zone 3 (Zero Rated) as other development & is a Departure from the Development Plan.

The Council have received the above application.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by 11th March 2021 . You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning.

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website

<https://www.arun.gov.uk/development-plan> as can the the leaflet how to respond to planning applications

<https://www.arun.gov.uk/planning-application-comments> which deals with material planning considerations.

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website: <https://www.planningportal.co.uk/info/200207/appeals> but they will protect personal details.

In the absence of a reply within the period stated, I shall assume that you have no observations to make

Yours sincerely

Maria Tomalova

Planning Officer- Arun District Council

Telephone: 01903 737510

Email: maria.tomalova@arun.gov.uk

PLCONSULT (ODS) 2020