

From: Craig Milligan <Craig.Milligan@arun.gov.uk>

Sent: 10 May 2021 14:49

To: Simon Davis <Simon.Davis@arun.gov.uk>; Planning.Responses <Planning.Responses@arun.gov.uk>

Subject: 283-285 Chichester Road, Bognor Regis, West Sussex, PO21 5AH - BR/107/21/PL

Planning Application Reference: BR/107/21/PL

Proposal: 283-285 Chichester Road Bognor Regis PO21 5AH. Replacement of semi-detached buildings with terrace of 3 No. houses. This site is in CIL Zone4 & is CIL Liable as replacement dwellings.

Address: 283-285 Chichester Road, Bognor Regis, West Sussex, PO21 5AH

Dear Simon,

Environmental Health has no objection in principle to the above proposal, however the following matters must be considered.

Electric Vehicle charging points

Prior to occupation of any of the dwellings, a scheme for the provision of facilities to enable the charging of electric vehicles to serve the approved dwellings shall be submitted to the local planning authority for approval and thereafter implemented in accordance with the approved details and the charge points shall thereafter be retained and maintained in good working condition.

Reason: New petrol and diesel cars/vans will not be sold beyond 2040, and to mitigate against any potential adverse impact of the development on local air quality, in accordance with policy QE DM3 (c) of the Arun Local Plan, the Arun District Council Electric Vehicle Infrastructure Study (November 2017) and the National Planning Policy Framework (NPPF).

Construction – Small Developments

The development shall be carried out in accordance with the 'Arun District Council Construction Code of Practice: For small developments in Arun', available from:

<https://www.arun.gov.uk/download.cfm?doc=docm93jjm4n12193.pdf&ver=12201>

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adopted Arun Local Plan 2011 – 2031

Heat Pumps

If the development includes installation of a ground or air sourced heat pump, technical specifications from the manufacturer shall be submitted along with the proposed position of any potential heat pump to demonstrate that the noise level from the heat pump will not be greater than 42dBA at the façade of the nearest sensitive receptor.

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adopted Arun Local Plan 2011 – 2031

Construction hours

No demolition/construction activities shall take place other than from 08:00 hours until 18:00 hours (Monday to Friday) and from 08:00 hours until 13:00 hours (Saturday) with no noisy work on Sunday or Bank/Public Holidays.

[In addition to these hours of working the Local Planning Authority may approve in writing a schedule of activities where it is necessary to conduct works outside the hours specified in this condition]

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adopted Arun Local Plan 2011 – 2031

Sincerely, Craig

Craig Milligan

Environmental Health Officer, Technical Service

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