

From: Bruce Taunton
Sent: 27 November 2018 12:37
To: Planning.Responses
Subject: RE: Planning Consultation on: BR/270/18/PL

I have looked through the proposal and note there is little information about how they intend to protect the general public during the construction phase and the limited access/egress through Bedford Street for a mobile crane, especially one of the size needed to lift bathroom pods to the equivalent of 9/10 storeys.

There are a large number of technical difficulties associated with the proposal that will need to be thoroughly detailed during the design phase which should be agreed prior to any works commencing on site. The main items will be full detailed design of the new foundations and steel framing in dealing with all loads including sway resistance and deflections. A Site Investigation report on the existing ground conditions is essential irrespective of the existing foundations to the Wilko building. In addition full design and details of the protection proposals for users of the surrounding buildings as well as Wilko is essential. It is important that these elements are used as a planning condition prior to any work commencing on the site.

The Building Regulations process will then deal with the remaining general structural design items as part of the design and construction phases.

Bruce Taunton

Bruce Taunton | Principal Structural Engineer, Arun District Council | Location: 1st Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
Internal: 37816 | External: +44 (0) 1903 737816 | E-mail: bruce.taunton@arun.gov.uk
Working in partnership with Chichester & Horsham District Councils

Visit our web sites at www.arun.gov.uk and www.chichester.gov.uk  Save the environment - think before you print.

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 05 November 2018 13:04
To: Bruce Taunton
Subject: Planning Consultation on: BR/270/18/PL

To: Engineers (structural)

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 **BR/270/18/PL**

NO:

Registered: 2nd November
2018

Site Address: 18-20 London Road Bognor Regis PO21 1PY

Grid Reference: 493561 99159

Description of Works: Part conversion & extension of existing building to provide 6 No. additional storeys over existing rooftop to provide up to 104 No. student residential units with access from Bedford Street, associated servicing & ancillary accommodation, entrance & new internal stairs to existing building to provide access from Bedford Street. This application may the setting of listed buildings & the character & appearance of nearby conservation areas.

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

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

Should you have any comments to make, these should be sent by replying to this email by 06-DEC-18.

You can also monitor the progress of this application through the Council web site:
www.arun.gov.uk/planning

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.

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

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 as can the leaflet which deals with material planning considerations.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:
www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Mr S Davis who can be contacted on telephone number 01903 737874.

Regards
Planning Officer

consultee_email
