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From: Maria Tomalova <Maria.Tomalova@arun.gov.uk>

Sent: 24 March 2020 14:45

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

Subject: FW: 39 Bedford Road, BR/2/20

Please upload the below to the above application; agreement with pre-com. conditions.

Maria Tomalova | Senior Planning Officer, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37510 | External: +44 (0) 1903 737510 | E-mail: maria.tomalova@arun.gov.uk



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From: jessica smith [REDACTED]

Sent: 24 March 2020 14:28

To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>

Subject: Re: 39 Bedford Road

That's great thank you,

Sorry can I just clarify is this something you have sent for me to sign as I don't have any attachments to say I'm happy for the conditions??

Many thanks,

Jess

On Tue, 24 Mar 2020 at 13:51, Maria Tomalova <Maria.Tomalova@arun.gov.uk> wrote:

Good Afternoon Jessica,

I know, it sounds weird, however it was a requirement of Environmental Health;

However there will be some works and therefore it is required.

Unfortunately it is not in my power to act otherwise.

If you can send me your agreement with pre-com. conditions latest tomorrow,
my manager it will sign it off.

Kind regards

Maria

[Maria Tomalova](#) | Senior Planning Officer, Directorate of Place, [Arun District Council](#) | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF

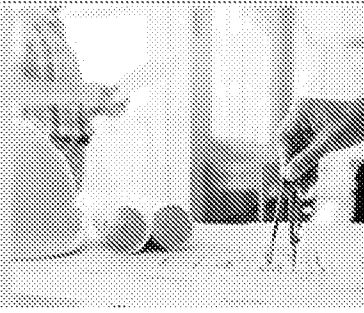
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From: jessica smith [REDACTED]
Sent: 24 March 2020 10:42
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: Re: 39 Bedford Road

Morning Maria,

I happy for it to be extended until the end of this week that's fine.

And regarding the works that's for all internal work isn't it?? So I need to submit construction management plans for everything happening internally?

Many thanks,

Jess

On Mon, 23 Mar 2020 at 17:20, Maria Tomalova <Maria.Tomalova@arun.gov.uk> wrote:

Jessica,

It looks like everything is OK, however my manager asked me for your agreement with conditions 5 and 6 since they are pre-commencement conditions.

Please see below their wording:

4 No development shall commence until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters,

- the anticipated number, frequency and types of vehicles used during construction,
- the method of access and routing of vehicles during construction,
- the parking of vehicles by site operatives and visitors,
- the loading and unloading of plant, materials and waste,
- the storage of plant and materials used in construction of the development,
- the erection and maintenance of security hoarding,
- the provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders),
- details of public engagement both prior to and during construction works.

Reason: In the interests of highway safety and the amenities of the area in accordance with policy TSP1 of the Arun Local Plan.

5 No development shall commence until a scheme is submitted to and approved by the Local Planning Authority which specifies the provisions to be made for the control of noise emanating from the site. The approved scheme shall thereafter be implemented and permanently maintained.

Reason: To protect the amenities of occupiers of adjoining properties in accordance with Arun Local Plan policy QE DM1.

As I have mentioned in my previous email I will need your confirmation of an extension of time until the end of this week and your

agreement with above conditions (latest Wednesday).

Kind regards

Maria

Maria Tomaiova | Senior Planning Officer, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre,
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