

Sloane and Brown Ltd
Unit 3B Woodhorn Business Centre
Woodhorn Lane
Oving
Chichester
PO20 2BX

Date: 17th June 2022

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: BR/93/22/DOC

Dear Mr Brown,

Town & Country Planning Act 1990 (as amended)

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

Approval of details reserved by condition imposed under BR/252/21/PL relating to conditions 8-details of eaves, guttering, materials, window, doors and other external finishes, 10-landscape scheme, 11-boundary treatments, 14-bat and hedgehog nesting facilities and 17-charging of electric vehicles.

65-71 Upper Bognor Road Bognor Regis PO21 1HR

Notification regarding the above application:

Condition Number 10

No development above damp proof course (DPC) level shall take place until there has been submitted to, and approved by, the Local Planning Authority, a landscaping scheme including details of hard and soft landscaping and details of existing trees and hedgerows to be retained, together with measures for their protection during the course of the development and arrangements for future maintenance. The approved details of the landscaping shall be carried out in the first planting and seeding season, following the occupation of the buildings or the completion of the development, whichever is the sooner, and any trees or plants which, within a period of five years from the completion of development, die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species, unless the Local Planning Authority gives written consent to any variation.

Reason: In the interests of amenity, the environment and heritage assets in accordance with policies D DM1, HER DM1 and HER DM3 of the Arun Local Plan.

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**

The submitted Landscape Scheme as detailed by drawing 1127/O/101 Rev A does not contain sufficient detail to allow it to be approved at this time. The council's Landscape Officer advises that it lacks specific detail re new tree species type and the actual quantities of the proposed hedging. On

this basis, the condition cannot be discharged at the present time and a resubmission will need to be made.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, consisting of stylized, cursive letters that appear to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning