

BAIRD'S FARM SHOP LTD
CROOKTHORN LANE CLIMPING LITTLEHAMPTON WEST SUSSEX BN17 5SN

Web Site: www.bairdsfarmshop.co.uk

Arun District Council
Planning Department
Senior Planner

03.05.2017

CM/7/17/PL – The Old Piggery, The Street, Climping. BN17 5RG

Dear Mrs Gardner,

In response to the WSCC Strategic Planning Consultation response;
We intend, on land within our ownership, to install a bound material surface at the point where the access connects onto The Street in order to prevent gravel from being dispersed onto the highway. We are prepared to accept a Planning Condition for this should one be deemed necessary?

I confirm that the vegetation referred to in the consultation response has been cut back and the visibility has been improved as requested. I also confirm that the land in the blue edge is within our ownership and control.

Regarding trip generation, I am asked to consider providing trip generation evidence; I'm happy to submit the following information that is sensible and proportionate to the scale of the proposal;

- The permitted B1(a) office space use could have attracted a maximum demand for up to 13 cars, plus delivery vans, postal service etc. During the day there will be the usual trips to and fro services for Doctors appointments etc.
- Conservatively the B1(a) use would likely generate **25 trips in and 25 trips out per day**; all by light van or by car.
- The C1 holiday lets use will most likely attract visitors with a single car to each unit per stay, on the basis of two bedrooms per unit (4 persons) and cars being able to accommodate up to 5 passengers; having travelled long distance to arrive, it is unlikely they will bring two cars. However, out of an abundance of caution in order to avoid any on street parking conflicts, the application includes to accommodate 2 cars per unit to cater for the absolute maximum parking scenario.
- Persons visiting the area will highly likely walk to local pubs, the beach and shop; as well as enjoy the extensive well maintained local footpath networks. Bus stops are a short walk away.
- Tourists tend to leave for the day to visit local Towns or events such as the Festival of Speed, generating one trip out and one trip back in the same day.

Directors: A M Baird, M R Wright
Registered Office: Springpark House, Basing View, Basingstoke, RG21 4HG
Registered No. 06431712
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- Conservatively the C1 use will likely generate **16 trips in and 16 trips out per day**; all by car.
- It is assumed that services such as refuse collection will remain the same for either use.
- In Conclusion, it is envisaged that the subject application proposal will likely lead to a net **reduction of 9 trips in and 9 trips out per day**.

Yours Sincerely,

Alison Baird (Miss)

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