

Lynnyrd Wolfe

From: Stuart Corbey
Sent: 18 March 2019 18:47
To: Lynnyrd Wolfe
Cc: Planning.Responses
Subject: FW: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park
Attachments: Block Plan Rev.1.pdf; Site Location Plan Rev.1.pdf; Ground Floor Plan.pdf; Indicative Site Plan.pdf; Rear Elevation- North.pdf; Side Elevation - East.pdf; Side Elevation - West.pdf; First Floor Plan.pdf; Front Elevation - South.pdf

SEE FILE SHEET IN BOX.

FULL PLANS UPDATE TO ALL CURRENTLY ON FILE.

EMAIL TO BE SAVED AS AGENT ADDITION SUPPORTING INFO

From: Peter Cleveland [REDACTED]
Sent: 07 March 2019 09:30
To: Stuart Corbey
Subject: RE: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Hi Stuart

Apologies for the delay, I now attached the following updated plans:

- a) Numbered Location and Block Plans
- b) Floor Plans and Elevations updated to remove 'existing and proposed' annotation
- c) Flue added to elevations
- d) This is a recent change, but happy to confirm removal of the existing front elevation as requested
- e) Section plan confirms construction detail, but is for information purposes only now as the site is modelled to fall outside of the flood zone.

Also attached is a scaled indicative layout plan for the caravan site. We have not resulted in an increase in pitch numbers, this is maintained as 12, in accordance the current site licence. The changes do, however, provide an improved site layout and ultimately do not result in a loss of land in use as a caravan site, in accordance with policy requirements.

Hope this is now able to advance to committee.

Kind regards,
Peter

From: Stuart Corbey [REDACTED]
Sent: 13 February 2019 11:28
To: Peter Cleveland [REDACTED]
Subject: FW: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Peter,

Further to my previous email this morning and telephone call...

Please can your amend and send a revised full set of plans....

- a) We need the location and block and caravan site plan numbered... (it's helpful if not essential)
- b) The term 'existing and proposed' need to be removed from all other plans - e.g. floor plans et al
- c) The flue added to all elevation plans (as current not shown)
- d) Confirmation that the plan listed as existing front elevation is omitted (as the building has been fully developed, therefore the plan is not relevant)
- e) Can you confirm the relevance of the section plan – demonstrating the concrete foundation – as this in our view can also be omitted if only applies to Building Regulations and thus not a planning matter.

If you can attend to this be no later than Monday 18th February, would help us with listing under the condition for committee close.

I look forward to your response.

Please note this information is given without prejudice and represents the informal view of the officer and not an official opinion of Arun District Council.

From: Stuart Corbey
Sent: 13 February 2019 10:03
To: 'Peter Cleveland'
Subject: RE: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Morning Peter,

The plan as submitted to us on the 31st January 2019, shall be used as an additional plan, however, this will need to be updated and sent to us with a red line around the whole of the site to match that already submitted– (Proposed Extension to Caravan Park) plan.

Officers are accepting of your planning case and we shall be recommending approval subject to our department heads agreement.

Please note this information is given without prejudice and represents the informal view of the officer and not an official opinion of Arun District Council.

From: Peter Cleveland
Sent: 12 February 2019 13:55
To: Stuart Corbey
Subject: RE: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Dear Stuart

Many thanks for the email below and confirmation on detail. Please could I just check that you are happy and the recommendation to committee will be for approval?

The extension request is agreed.

Kind regards,
Peter

From: Stuart Corbey [REDACTED]
Sent: 12 February 2019 11:52
To: Peter Cleveland [REDACTED]
Subject: RE: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Peter,

Thank you for this email and your voice mail today.

The above site is considered as now having enough information to determine. The committee close date is this Wednesday so I'm hoping to have a final report prepared to enable it to get to the March committee on the 6th March.

An extension of time agreement from you would be helpful for the 8th March 2019 allowing for an pre commencement conditions to be agreed in advance.

Please respond if you and your client are happy with this date.

Kind regards

[REDACTED]

Please note this information is given without prejudice and represents the informal view of the officer and not an official opinion of Arun District Council.

From: Peter Cleveland [REDACTED]
Sent: 31 January 2019 16:20
To: Stuart Corbey
Subject: EP/180/18/PL - The Boathouse, 131A Sea Road & Coastal Caravan Park

Dear Stuart

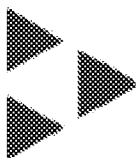
Hopefully you haven't got too many emails to work through after your time off.

The applicants have provided the attached indicative plan showing the indicative siting of the caravans. There is no net loss of land associated with the caravan park given the proposed changes of use. I hope this is of assistance.

We attended the parish meeting and unfortunately they have raised an objection so we will likely need to go to committee now. Ultimately they didn't think anything had change since the original approval and therefore the condition restricting the use should not be lifted.

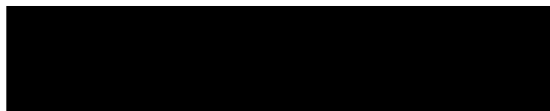
Look forward to hearing from you regarding timing.

Kind regards,
Peter



Peter Cleveland

Head of Planning, Henry Adams
Planning



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