

[REDACTED]

[REDACTED]

[REDACTED]

-----Original Message-----

From: Peter Hyatt [REDACTED]

Sent: 11 October 2021 18:25

To: Amy Myer <Amy.Myer@arun.gov.uk>

Subject: Re: FG/138/21/PL - Millwood House - UPDATE RECOMMENDATION

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Hi Amy,

Yes I would like to formally withdraw the application.

Regards
Peter Hyatt

Sent from my iPhone

> On 11 Oct 2021, at 17:22, Amy Myer <Amy.Myer@arun.gov.uk> wrote:

>

> Mr Hyatt,

>

> Further to my email, I have not heard back from you, but in any case we have now reviewed the application in full and discussed with Managers and unfortunately we will be recommending refusal of the application. This is based on several reasons, in summary:

>

> - Principle of development in Countryside/Settlement Gap, open undeveloped horticultural land, COU unacceptable, does not meet exception tests of Local Plan policies for Countryside/Gap development.

> - Failure to demonstrate acceptable impact on neighbouring residential

> amenity (no. of units proposed, types of vehicles to be used,

> hardsurfacing type potential noise and disturbance from intensified

> use of existing access road)

> - Failure to demonstrate acceptable impact on legally protected species i.e. no Phase 1 Ecology Survey/Report submitted, required prior to favourable determination.

> - Failure to demonstrate acceptable impact on significant established trees around edge of site i.e. no Arboricultural Survey/Report/Method Statement, likely layout amend required before favourable determination could be made.

>

> These are in principle and significant issues with the submission which cannot be dealt with by an Extension of Time on the current application.

>

> If you wish you may withdraw the current application - if so please email me by 3pm tomorrow to confirm. If I don't hear from you by return of email by 3pm tomorrow (Tuesday 11th Oct) we will proceed to issue the refusal, as the application is due to be determined by Weds 13th Oct.

>

> Regards

> Amy

>

> -----Original Message-----

> From: Amy Myer

> Sent: 22 September 2021 19:45

> To: Peter Hyatt [REDACTED]

> Subject: RE: FG/138/21/PL - Millwood House - Query re site notices and next steps.

>

> Mr Hyatt,

>

> Further to the site visit yesterday; in respect of your query as to why 2 sets of site notices were put up for this application, as promised I have checked the system and can now respond to you and confirm the reason as follows:

>

> My colleague Andrew Wood was the original Planning Officer on the application - in the system he had added a note that he had visited the site on 19th Aug and put up site notices on Littlehampton Rd and on the service road to rear of site. However, he is now on extended sick leave and he had not appeared to have filed the photos as evidence that the site notices had gone up. Hence, when I inherited the case from the previous case officer, I did due diligence and requested that another set of site notices be put up and photos taken of these as evidence of the required statutory consultation.

>

> As I mentioned on site, essentially the number of site notices or end date of consultation ultimately has no bearing on our decision-making process. Whilst I acknowledge that this may have resulted in a few more objections being received, and although we consider objectors comments (in respect of any material planning considerations they raise), essentially we will, as I mentioned several times yesterday, be assessing the application on its merits and purely the material planning considerations of the case, as we would anyway, objections or not. As I mentioned, this

will include considering the acceptability of; development in the countryside, rural economic policies, impact on neighbours, impact on trees/ecology, drainage and highways etc.

>

> I have made a note of the points you raised yesterday and if you wish you may email me a bullet point list of the points you wish to make regarding the objections (being sure to keep it strictly to planning matters) and any photo evidence of the road etc. I will consider this and any objections in respect of material planning considerations of the case, and will be discussing with Managers over the next week or two to agree our recommendation of the case before producing my report.

>

> I would hope to be in a position to feedback to you on our expected recommendation by week commencing 4th October.

>

> Regards

> Amy

>

>

> -----Original Message-----

> From: Peter Hyatt

> Sent: 16 September 2021 09:49

> To: Amy Myer <Amy.Myer@arun.gov.uk>

> Subject: Re: FG/138/21/PL - Millwood House

>

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>

>

> Hi Amy,

>

> Yes 21st September would be perfect from 5pm for the site visit.

>

> Look forward to seeing you then.

>

> Regards

> Peter Hyatt

>

> Sent from my iPhone

>

>> On 15 Sep 2021, at 17:03, Amy Myer <Amy.Myer@arun.gov.uk> wrote:

>>

>> Hi Peter

>>

>> I can offer a site visit but it will have to be next Tuesday 21st September sometime between 5-6pm. I live some distance from the District and this is the only time I can do before the application is due to expire. Please confirm by return of email if you can provide access at this date and approx. time?

>>

>> In terms of what objectors have said, I can assure you that we will not be taking into account details such as any accusations or what they think the intended use will be for etc. We will be assessing the application purely on the basis of the described development in the application form, supporting documents and drawings and on its merits. The key considerations being development in the countryside, visual amenity impacts, traffic impacts and impacts on neighbouring occupants in terms of noise and disturbance, lighting etc. As such, I don't think it will be helpful to get into a discussion on these matters but rather ADC will simply need to assess the impacts of the proposal as above.

>>

>> I look forward to hearing from you re the site visit.

>>

>> Kind regards,

>> Amy

>>

>> -----Original Message-----

>> From: Peter Hyatt [REDACTED]

>> Sent: 14 September 2021 11:26

>> To: Amy Myer <Amy.Myer@arun.gov.uk>

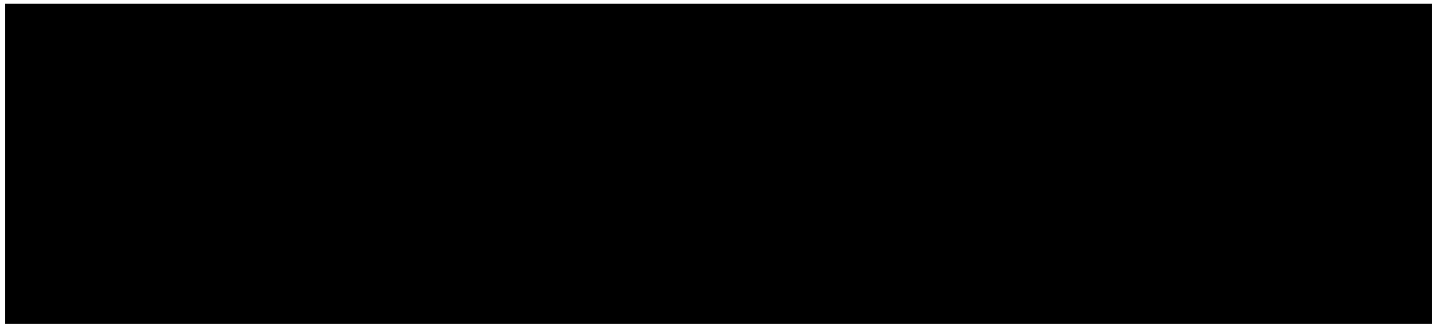
>> Subject: Re: FG/138/21/PL - Millwood House

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>> Sent from my iPhone

>>

>>>> On 14 Sep 2021, at 11:15, Amy Myer <Amy.Myer@arun.gov.uk> wrote:

>>>> Dear Mr Hyatt,

>>>>

>>>> Further to your emails I tried calling your mobile to discuss but there was no answer.

>>>>

>>>> Please let me know when is a good time? I can then arrange a site visit with you in the coming weeks.

>>>>

>>>> Kind regards,

>>>> Amy

>>>>

>>>>

>>>> Amy Myer

>>>> BA Hons, MSc, MRTPI

>>>> Senior Planning Officer

>>>> Directorate of Place

>>>> <image010.jpg>

>>>> T: 01903 737776

>>>> E: Amy.Myer@arun.gov.uk

>>>>

>>>> Arun District Council, Civic Centre, Maltravers Rd, Littlehampton,

>>>> West Sussex, BN17 5LF

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>>>> -----Original Message-----
>>>> From: Peter Hyatt [REDACTED]
>>>> Sent: 14 September 2021 10:56
>>>> To: Nicola Moore <Nicola.Moore@arun.gov.uk>
>>>> Subject: Re: FG/138/21/PL
>>>>
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or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.
>>>>
>>>>
>>>> Hi Nicola,
>>>>

>>>> I would like to know how it is that someone is able to make two objections to my application from the same address, all the while without any proof of his fabricated lies and quite frankly deeply upsetting and insulting words?

>>>>

>>>> Regards

>>>> Peter Hyatt

>>>>

>>>> Sent from my iPhone

>>>>

>>>>> On 13 Sep 2021, at 10:46, Nicola Moore <nicola.moore@arun.gov.uk> wrote:

>>>>>

>>>>> Hi Peter

>>>>>

>>>>> Your email has been forwarded to the case officer Amy Myer to arrange a site visit.

>>>>>

>>>>> Kind Regards

>>>>>

>>>>> Nicky

>>>>>

>>>>> Nicky Moore

>>>>> Technical Support Assistant, Planning

>>>>>

>>>>> T: 01903 737500 ext 37944

>>>>> E: nicola.moore@arun.gov.uk

>>>>>

>>>>> Arun District Council, Civic Centre, Maltravers Rd, Littlehampton,

>>>>> West Sussex, BN17 5LF

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>>>> -----Original Message-----
>>>> From: Peter Hyatt [REDACTED]
>>>> Sent: 13 September 2021 00:35
>>>> To: Nicola Moore <Nicola.Moore@arun.gov.uk>
>>>> Subject: FG/138/21/PL
>>>>
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>>>>
>>>> Hi Nicola,
>>>>
>>>> I would like to know how I would request a planning officer visit to my proposed site.
>>>>
>>>> I have taken a look online to see what stage we are at with the application and I'm gobsmacked and completely shocked by some of the objections we have received, some are due to people not knowing where the proposed site is, but one in particular from one of our neighbours is simply put an objection of fabricated lies.
>>>>
>>>> It is therefore on that basis why I invite and strongly recommend before any decision is made a planning officer visits the proposed site location.
>>>>
>>>> I believe it is only fair to those making the decision.
>>>>
>>>> I look forward to hearing from you.
>>>>
>>>> Kind regards
>>>> Peter Hyatt
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