

Lewis & Co Planning

town planning consultants

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Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF

26 September 2018

Dear Sirs

**58 FERRINGHAM LANE, FERRING, BN12 5LU
APPROVAL OF CONDITIONS 7 AND 10 ON PLANNING PERMISSION FG/27/18/PL
PLANNING PORTAL REFERENCE PP-07309586**

This letter is submitted in respect of the above application for approval of details required under conditions 7 and 10 of planning permission FG/27/18/PL. These conditions relate to the approval of a construction management plan (condition 7) and tree protection measures (condition 10).

Please note also:

- There is an extant application (submitted 24 August 2018) for variation of conditions 4 and 5. The application seeks consent to allow for demolition of the existing building prior to the approval of the details submitted under conditions 4 and 5. Any grant of permission for approval of conditions 7 and 10 need to reflect any future changes in reference numbers.
- The main permission also includes conditions (numbered 4 and 5) relating to the approval of drainage details. These matters are dealt with in a separate application that has also been submitted today.

The remaining documents that comprise the application are listed below and overleaf:

Condition 7

- Construction Management Plan by Curtis Leeves Technical Ltd
- Arun DC Construction Code of Practice



RTPI

mediation of space / making of place

Chartered Town Planners

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Registered in England and Wales

Condition 10

- Nicholas Jones Consultants tree report (note this is the same as originally submitted with the planning application)
- Nicholas Jones Consultants Tree Protection Plan (updated to reflect requirements of condition 10)

Considerations.

Condition 7 states:

No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved by, The Local Planning Authority. The Approved Plan shall be adhered to throughout the construction period. The Plan shall provide for:

- a. An indicative programme for carrying out the works*
- b. Measures to minimise the noise (including vibration) generated by the construction process to include hours of work, proposed method should foundation piling occur, the careful selection of plant and machinery and use of noise mitigation barriers.*
- c. Detail of any flood lighting, including location, height, type and direction.*
- d. The parking of site operatives and visitors*
- e. Loading and unloading of plant and materials*
- f. Storage of plant and materials used in construction and development Hours of Operation: 07:00 to 18:00 Monday to Friday; 8:00 to 13:00 hours on any Saturday; no working on any Sunday, Public or Bank Holiday*

The Construction Management Plan has been drafted so that it is worded to directly reflect the wording of condition 7.

Condition 10 states:

No development including site access, demolition or associated construction activities, shall take place on the site unless and until all the existing trees to be retained on the site have been protected by a fence in accordance with BS5837 (2012) and Section 9, to be approved by the Local Planning

Authority for erection around each tree, group of trees and vegetation to a distance of 15m or to the Root Protection Area (RPA) as calculated in accordance with Table 2 of BS5837 (2012) to be agreed in writing by the Local Planning Authority. Within the areas so fenced off the existing ground must not be cultivated, nor must it be lowered or raised or added to by the importation and spreading of top soil unless agreed by the Local Planning authority. There must be no materials, temporary buildings, plant machinery or surplus soil shall be placed or stored thereon without prior written approval of the Local Planning Authority.

No trenching should occur within the protective fencing surrounding the Root Protection Area. If however there is no alternative but to locate the services then its encroachment into the Root Protection Area must be kept to a minimum and where the roots should be exposed using compressed air technology, such as the air spade to reduce damage caused by mechanical methods. If roots requiring severance to allow for the passage of services is necessary then an arboriculturist would be required to assess and determine whether the loss of the roots would be detrimental to the continued health and stability of the affected tree.

The updated tree protection plan shows the location of tree protection measures, whilst the main tree report provides the detail on the design of the tree protection measures (see 3.4 onwards of the report). This information satisfies the requirements of condition number 10 with regard to information that needs to be approved by the Council.

Conclusions

The information submitted with this letter provides the necessary information for the approval of conditions 7 and 10 and we look forwards to receiving confirmation in due course.

Yours faithfully

LCP

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