

From: Sue Howell
Sent: 18 April 2018 16:39
To: Anita Gardner
Subject: RE: Planning Consultation on: FG/206/17/PL

Comments from Greenspace

Further to the submission of revised Landscape Plan A-17-31-FW dwg 200-06 Rev B, I can comment as follows.

The revised landscape scheme has addressed our previous comments from Rev A dwg. The revised proposals have considered the establishing planting scheme implemented at the time of the ASDA store. The revised scheme has now allowed for the retention of the establishing juvenile planting and has proposed a scheme that now adds to this existing. The planting and hedging to the south eastern boundary is now to be retained which is good to see. Additional trees and shrubs which are structural rather than just groundcover have also now been proposed into the scheme.

The landscaping now shown to these proposals are significantly improved and my recommendation would now be that I have no objection on landscape grounds to the proposals as shown.

Sue Howell | Leisure and Landscape Officer, Greenspace, Engineering and Emergency Planning, Arun District Council | Location: Bognor
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From: Anita Gardner
Sent: 17 April 2018 16:35
To: Sue Howell
Subject: FW: Planning Consultation on: FG/206/17/PL

Please can you let me know if the revised landscape plan satisfies your concerns.

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
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From: Brad Wiseman [REDACTED]
Sent: 16 April 2018 15:40
To: Anita Gardner
Subject: RE: Planning Consultation on: FG/206/17/PL

Hi Anita,

Please find the revised Landscape Plan attached.

Also included are a revised set of plans and other documents (including a Risk Assessment and letter to the EA) intended to remove any pre-commencement conditions relating to drainage. These documents are submitted in response to the comments provided by the Council's drainage engineer.

I'd be grateful if you could pass on the documents to the relevant officers.

Kind regards,

Brad Wiseman
Senior Planner
Planning

Savills, Belvedere, 12 Booth Street, Manchester M2 4AW



Tel [REDACTED]
Mobile [REDACTED]
Email [REDACTED]
Website

www.savills.co.uk



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From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]
Sent: 11 April 2018 15:51
To: Brad Wiseman [REDACTED]
Subject: RE: Planning Consultation on: FG/206/17/PL

Hi Brad,

Before I formally process the plan can the green cross hatching be included in the key?

I am still awaiting the comments of Carol Reynolds, the environmental health officer in response to your e-mail of 26-03-2018. Until her comments are received I can't discuss the recommendation with other officers in the Committee sign off chain. Can we agree to an extension of time until 11-05-2018 in the hope that the application

will progress to that meeting, but I will need to receive Carol's comments by Monday to allow time to move the application forward to May Committee.

Regards

Anita Gardner

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Brad Wiseman [REDACTED]
Sent: 11 April 2018 15:07
To: Anita Gardner
Cc: Sue Howell
Subject: RE: Planning Consultation on: FG/206/17/PL

Anita,

I tried calling through this morning, but it seems you're out of the office.

Please find attached to this email our revised Landscape Plan, submitted in response to the officer's comments below. I've copied Sue into this email for ease of reference.

The revised proposals clarify the Applicant's position with regard to the issues raised. The revised plans provide greater clarification as to which species will be retained, removed or planted and it is considered that an acceptable landscape buffer to the residential properties east of the site is retained. I'd be grateful if it could be confirmed that the current objection on behalf of the Council's Landscaping team is able to be removed, and any further requirements can be appropriately dealt with by condition of approval, if required.

In addition to the above, I'm mindful that the extension of time we previously agreed expires on 16 April. Would it now be prudent to extend this period until the day after the Planning Committee on 09 May?

Kind regards,

Brad Wiseman
Senior Planner
Planning

Savills, Belvedere, 12 Booth Street, Manchester M2 4AW



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From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]
Sent: 21 March 2018 10:37
To: Brad Wiseman [REDACTED]
Subject: FW: Planning Consultation on: FG/206/17/PL

Dear Brad,

Please see landscape officer's comments below. The application runs out of time today so I would appreciate your written confirmation to an extension of time. Shall we say initially until 16-04-2018 to allow for further noise details and discussion with the environmental health officer. Can you confirm your agreement by return?

Regards
Anita Gardner

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From: Sue Howell
Sent: 20 March 2018 17:10
To: Planning.Responses
Cc: Anita Gardner
Subject: FW: Planning Consultation on: FG/206/17/PL

Comments from Greenspace

Further to the submission of Landscape Plan A-17-31-FW dwg 200-06 Rev A, I can comment as follows.

The proposed site contains an existing and establishing planting scheme implemented at the time of the ASDA store. This planting is establishing well and contains a mix of trees and shrubs both evergreen and deciduous which in context are adding value to the location. This planting appears to have been disregarded within the proposals in particular the hedging to the south eastern boundary which is to be lost to a pathway with the proposals as shown. Juvenile yet establishing trees also in this location and within an existing central island planting bed will also be lost if the proposals go ahead as detailed.

The proposed planting scheme contains plant species which would be considered more ground cover ie Hebe and Senecio rather than adding landscape structure planting, without any screening value. The trees indicated are also at a smaller size at 12-14cm girth to those in existence.

My recommendation is that the proposed landscape scheme is inadequate regarding what would need to be removed in order to implement these proposals. The planting proposals are not replacing on a like for like basis and is providing no mitigation to compensate for the new use of this area. These proposals will cause impact to local residents and will also be seen from the wider area particularly from the SDNP to the north. Further landscape detail should be considered and incorporated into this proposal in order for the landscape value and the impact on its surrounds not to be compromised.

I would recommend an objection on landscape grounds to the proposals at present which could be overcome with a more thoughtful and complete landscape proposal. I would recommend that further landscape detail is submitted for approval or conditioned along with any decision.

Sue Howell | Leisure and Landscape Officer, Greenspace, Engineering and Emergency Planning, Arun District Council | Location: Bognor Regis Town Hall, Clarence Road, Bognor Regis, West Sussex, PO21 1LD

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From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 24 January 2018 16:19
To: Parks
Subject: Planning Consultation on: FG/206/17/PL

To: **Parks and Landscapes**

NOTIFICATION FROM ARUN DISTRICT COUNCIL
Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure)
(England) Order 2015
Planning Permission
APPLICATION **FG/206/17/PL**
NO:

Registered: 24th January
 2018
Site Address: Land at Asda Superstore Littlehampton Road
 Ferring BN12 6PN
Grid Reference: 508801 103369
Description of Installation of a Six Pump (12 Filling Position)
Works: Petrol Filling station, Drive-to- Pay Kiosk &
 associated works including Jet Wash, Air/ Water
 Services & Vacuum Equipment

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by
replying to this email
by 22-FEB-18.

You can also monitor the progress of this application through the Council web site:
www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website as can the leaflet which deals with material planning considerations.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:

www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>

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DX 57406 Littlehampton

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