

Mr Phil Rowe
Melton Lodge
Rusper Road
Newdigate
RH5 5BX

Date: 19th November 2021

Please ask for: Maria Tomalova
Tel: 01903 737510

Your Ref:

Our Ref: FG/86/21/DOC

Dear Mr Rowe,

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Approval of details reserved by condition imposed under ref FG/105/20/PL relating to Condition Nos 3 - car parking, 4 - materials & finishes, 5 - covered & secure cycle parking spaces, 6 - Arboricultural Impact Assessment, 8 - decentralised, renewable & low carbon energy and 9 - charging of electric vehicles

Tudor Close Public House Ferringham Lane Ferring BN12 5NQ

Notification regarding the above application:

Condition Number 9

Prior to occupation of any of the dwellings, a scheme for the provision of facilities to enable the charging of electric vehicles to serve the approved dwellings shall be submitted to the local planning authority for approval and thereafter implemented in accordance with the approved details and the charge points shall thereafter be retained and maintained in good working condition.

Reason: New petrol and diesel cars/vans will not be sold beyond 2040, and to mitigate against any potential adverse impact of the development on local air quality, in accordance with policy QE DM3 (c) of the Arun Local Plan, the Arun District Council Electric Vehicle Infrastructure Study (November 2017) and the National Planning Policy Framework (NPPF).

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**

According to the requirement of ADC Parking Standards (SPD), Principle 3, 2.16 Active charging points for electric vehicles shall be provided at a minimum of 20% (at 2019 levels of provision) of all parking spaces with ducting provided at all remaining spaces where appropriate to provide passive provision for these spaces to be upgraded in future.

The applicant has proposed to install 3 EVCs and proposes 7 flats and 2 new residential dwelling units providing 18 parking spaces. From the above it is clear that 4 active (14 passive) charging points for

electric vehicles should be provided.

For the above reason the condition 9 cannot be discharged and you will need to make a revised submission.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning