

From: Simon Davis
Sent: 07 September 2018 09:44
To: [REDACTED]
Subject: RE: Update on application FP/171/18/PL

Dear James,

It is the £1000 plus indexing which currently equates to £1600 per dwelling. I will enquire after the indexing used.

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Directorate of Place, Arun District Council |
Location: Planning, First Floor, Arun Civic Centre, Maitravers Road, Littlehampton, BN17 5LF
Internal: 37874 | External: +44 (0) 1903 737874 | E-mail: simon.davis@arun.gov.uk

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From: [REDACTED]
Sent: 06 September 2018 23:43
To: Simon Davis
Subject: Re: Update on application FP/171/18/PL

Thanks Simon,

I have advised my client of this but could you advise on how this was calculated? I have seen the Open Space SPG but this states £1000 per unit based on 15 units plus index. Can the Council advise on the workings for £1,600, the index used would be helpful.

Many thanks.

Planning Dept.

James Potter Associates Ltd
Architectural design

On 6 Sep 2018, at 16:51, Simon Davis <Simon.Davis@arun.gov.uk> wrote:

Dear James,

I have now had advice from our Landscape Officer re the play space contribution. Our standard is £1600 per new dwelling therefore the contribution will be £28,800. We would spend this on a new play area just around the corner which I understand has either recently been transferred or is in the process of being transferred to us.

Kind Regards

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From: Simon Davis

Sent: 05 September 2018 11:57

To: [REDACTED]

Subject: RE: Update on application FP/171/18/PL

Dear James,

S106

Our solicitor can draft (and you pay his legal fees) or you could draft and we will check (attracting a smaller legal fee).

Heads of Terms will be:

- (1) Some form of wording/provision within the S.106 to ensure all dwellings are affordable
- (2) A contribution to local play facilities/open space – TBC (dependant on Landscape Officer response)
- (3) NHS contribution – TBC (NB I will not wait on the NHS to start the s.106)
- (4) £62,871 – to be spent on additional equipment at Downview Primary School.
- (5) £67,662.00 to be spent on additional equipment at Felpham Community College.
- (6) £15,851 – to be spent on additional equipment at Felpham Community College Sixth Form.
- (7) £6,113 to be spent on additional stock at Bognor Regis Library.
- (8) £582 – to be used towards the provision of additional fire safety equipment to vulnerable person's homes in West Sussex Fire Rescue Services Southern Area serving Felpham.

Can you agree current Heads of Terms and also advise whether we will draft or you. I can then do an instruction form.

Layout & Design

Generally happy with the layout and designs. Two things though:

- (1) Can you amend drawing 17094-PL-2-07 (and any related drawings) to show brick walls/brick & timber panels to the fronts of plots 1 and 14 as per plot 15.

- (2) The interface distance between the rear of plots 3-5 and the rear of 4 Weller Close is a bit tight. Can you move plots 3-5 forward by 1m at the expense of part of the front landscaping strip.

Other Matters

We need a drawing showing existing & proposed spot levels – I appreciate this information is shown on the drainage plan but it will be easier for us to assess if we have a plan just showing levels

Also can you provide a section across the width of the site between Wellers and Bridger Close which also includes one existing house on each of those streets suggest a line drawn between 23 Bridger Close and 2 or 4 Weller Close. I note that there is a significant existing levels change between the site and Bridger Close and I want to see how the new houses will relate to surrounding development.

Delegated/Ctte

As the Parish Council have not objected, this will be a delegated application.

Outstanding Consultees

These are outstanding:

Environmental Health (I am typically waiting 6-8 weeks for comments at the moment due to a staff shortage in EH Tree Officer – I have chased
Landscape Officer – I have chased
NHS (though they often do not respond)

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Directorate of Place, [Arun District Council](#) |
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From: [REDACTED]
Sent: 04 September 2018 22:47
To: Simon Davis
Subject: Re: Update on application FP/171/18/PL

Hi Simon

Following the email below, I forgot to ask what consultee comments are outstanding, if any?

Many thanks,

Planning Dept.

James Potter Associates Ltd
Architectural design



On 4 Sep 2018, at 22:33, Planning JPA [REDACTED] wrote:

Hi Simon,

I have received a revised ecology report to address the ecology comments, I will send this via separate email after I have been through it. My engineers are still working through the drainage comments but we are aiming to respond on these and provide more information.

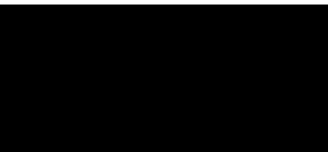
Could you provide an update on the above application please in terms of the following:

- s106. I note we now have figures back from the County. Can we progress to legals? Who will draft the s106?
- What are your thoughts on the layout and design?
- Do you have any matters that need addressing other than what I have mentioned above?
- Can this application still be determined under delegated powers?

Kind regards,

Planning Dept.

James Potter Associates Ltd
Architectural design



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