



From: Sue Howell
Sent: 06 September 2018 12:28
To: Planning.Responses
Cc: Simon Davis
Subject: RE: Planning Consultation on: FP/171/18/PL

Comment from Greenspace

As this is a small infill proposal into an existing and progressing development, then the proposal for housing into this location would not be out of character.

The red line plot area is presently open ground offering some biodiversity benefit, however due to the overgrown nature of this it presently offers limited aesthetic value or usability for local residents.

There is an area of adjacent Public Open Space in close proximity to this proposal which would be usable by residents of these additional dwellings, therefore not requiring that open space be provided within this proposal. Greening of any development would be required to ensure that the proposals fit in with the existing landscape and the adjacent properties. I would be requiring that a landscape plan is submitted with detail in plan and list form of a suitable planting scheme with a mix of trees and shrubs stating species choice, planting densities, numbers proposed and size at time of planting. This would ensure that a clear picture can be seen of how this infill will marry in with its surrounds and that any mitigation planting allowed for.

I would recommend a requirement for Play Area contribution within the Site 6 Felpham Development in accordance with our SPG Open Space and Recreation Standards (October 2000) which would require a contribution to Play which due to proximity I would allocate to Play Area improvements and enhancement to the Stanhorn Grove Paly Area for (based on £1000/dwelling index linked October 2000 now approx. £1600/dwelling)

The proposals are set back from the road edge by an existing wide verge with established trees which would need to be protected and retained as they provide valuable aesthetic enhancement to this location. Any considered tree works within the proposed area should be agreed with Arun District Councils Tree Officer. Root protection Areas (RPA) for the trees along Stanhorn Grove have been detailed and should extend into the development site. Before construction, a tree protection scheme must be in place for these and any adjacent trees whose root protection areas fall within the construction zone from neighbouring land. This would be required for both construction and heavy vehicle movements and deliveries. This should be in accordance with BS 5837:2012 'Trees in relation to construction'

I conclude I would have no objection on landscape grounds to the proposed development subject to the provision above.

Sue Howell | Leisure and Landscape Officer, Greenspace, Engineering and Emergency Planning, Arun District Council | Location: Bognor
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From:

Sue Howell **On Behalf Of** parks

Sent: 30 July 2018 12:13

To: Sue Howell

Subject: FW: Planning Consultation on: FP/171/18/PL

Sue Howell | Leisure and Landscape Officer, Greenspace, Engineering and Emergency Planning, Arun District Council | Location: Bognor
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From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]

Sent: 27 July 2018 08:19

To: parks

Subject: Planning Consultation on: FP/171/18/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 FP/171/18/PL

NO:

Registered: 5th July
2018

Site Address: Land at Stanhorn Grove Felpham

Grid Reference: 495335 101042

Description of Works: Erection of 18 No. dwellings, creation of new
access, landscaping & associated works.

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 30-AUG-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 Mr S Davis who can be contacted on telephone number 01903 737874.

Regards
Planning Officer

consultee_email
