

John Hall Consulting Ltd.

113 Limmer Lane, Felpham, West Sussex, PO22 7LR

email:

Mrs A Gardner (Senior Planning Officer)
Arun District Council
Littlehampton BN17 5LF

27th February 2020

Application Ref: F/30/18/PL – Discharge of Conditions

2 Multispan Tunnels, 2 Ancillary Outbuildings, reservoir, associated drainage works, external hardstanding for vehicle parking, access and turning.

Dear Mrs Gardner,

This is to inform you that the following Conditions attached to F/30/18/PL are being dealt with and discharged as follows:

1. Planning permission was granted by ADC for this horticultural development on 27th September 2019. Ground works investigations, ground water monitoring and percolation testing has been carried out during the winter of 2019/20.
2. The development will be carried out in accordance with the approved plans submitted in the original planning application and approved by ADC on 27th September 2019.
3. Ground works investigations, ground water monitoring and percolation testing has been carried out during the winter of 2019/20. **The full SuDS report and implementation plan will be issued on completion of testing and monitoring.**
4. A Flood Risk Assessment (Civil Engineering Partnership) with detailed plans; including the construction of the reservoir and the discharge of rain water flows to watercourses, was submitted in the original planning application and approved by ADC on 27th September 2019.

5. Please find attached a copy of the Surface Water Maintenance & Management Manual for the greenhouse development at Wicks Farm.
6. Lighting levels from the site will not exceed 10 lux/1,000 lumens.
7. The flood compensation area will be excavated as per the Flood Risk Assessment (Civil Engineering Partnership) submitted in the original planning application and approved by ADC on 27th September 2019.
8. No watercourses will be culverted, diverted, infilled or obstructed on site. No water will be discharged from the site to watercourses at a rate greater than the pre-development run-off values.
9. The Landscape and Visual Impact Assessment (David Hares Landscapes), including the planting and species plans were submitted in the original planning application and approved by ADC on 27th September 2019.
10. All existing trees, hedges & bushes on site will be retained and a 5m buffer zone will be created around the site boundaries to ensure that none are damaged.

No materials, temporary buildings, plant machinery or surplus soil will be placed or stored in those areas and no trenching will take place within the 5m buffer zone.
11. The 5m grass buffer strip will be retained around the site.
12. No trees, hedges or bushes will be removed or cut back.

Additional planting will be carried out as per the Landscape and Visual Impact Assessment (David Hares Landscapes) submitted in the original planning application and approved by ADC on 27th September 2019.

In addition; following the recommendations made in the Ecology Survey (The Ecology Partnership) submitted in the original planning application and

John Hall Consulting Ltd.

113 Limmer Lane, Felpham, West Sussex, PO22 7LR

approved by ADC on 27th September 2019, bat and bird boxes will be installed, grassland areas will be managed to benefit reptiles, and log piles will be left around the boundaries.

13. The vehicular access has been widened and improved. Please see the attached copy of the report from Michael Stuart Associates dated 20th December 2019.
14. Full visibility displays have been provided with access onto Ford Lane. Please see the attached copy of the report from Michael Stuart Associates dated 20th December 2019.
15. The site will not be occupied until the vehicle parking and turning spaces have been constructed in accordance with the approved plan.
16. The site will not be occupied until secure cycle parking spaces have been provided in accordance with the approved plan.
17. The Transport Assessment (Civil Engineering Partnership), including the Travel Plan, was submitted in the original planning application and approved by ADC on 27th September 2019.

Please do not hesitate to contact me if you require further information.

Kind regards, John.