

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF

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From: Sue Howell <Sue.Howell@arun.gov.uk>
Sent: 03 June 2021 18:31
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: RE: Planning Consultation on: F/7/21/PL

Response to Planning Application

From: Arun District Council Greenspace

Date: 03/06/2021

Application ref: F/7/21/PL

Description: Building a new 1.28 Ha high-tech glasshouse, reservoir and parking area adjacent to the existing 6 Ha glasshouse, reservoir and nursery area. This site is in CIL Zone 3 (Zero Rated) as other development.

Location: Wicks Farm Ford Lane Ford BN18 0DF

Determining Authority: Arun DC

Summary recommendation: Recommend that landscape mitigation detail to be provided as detailed, **no objection on landscape grounds** to the layout proposals.

Comments

Relevant landscape designations:

There are no physical, visual, historical or cultural links, protected landscapes, Historic Parks or Gardens associated with this site.

The site is located on agricultural land at Wicks Farm East, Ford Lane Ford.

South Downs National Park to the north.

Response

The site is located adjacent to existing commercial greenhouses and horticultural buildings. The site has been subject to an LVIA which has assessed the landscape impact of the proposals on its surroundings. Whilst the proposals would be in line with the surrounding structures and usage it should be noted that the inclusion of landscape mitigation needs to be shown, particularly to screen along the site boundaries.

Native tree and shrub planting should be included both as screening for biodiversity habitat formation and as an offset for the loss of open ground for habitat and foraging.

Impact

The potential impact on the location would be notable and would require that landscaping be provided as mitigation towards screening and softening of the proposals.

Mitigation/requirements

The proposals would require that mitigation screening landscaping be provided with details shown in plan for detailing species choice, plant quantities, densities and size at time of planting. Landscaping would be required to increase biodiversity and habitat within this rural site.

These details are required to ensure that appropriate screening is provided, maintaining and uncompromising the setting and ensuring that the proposals are fitting, providing screening as required, increasing biodiversity and wildlife habitat.

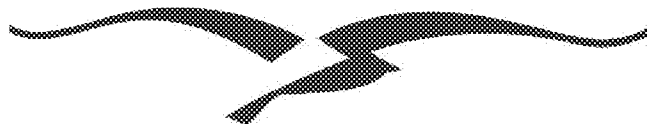
Arun Local Plan policy ENV DM5 states that: "Development schemes shall, in the first instance, seek to achieve a net gain in biodiversity and protect existing habitats on site.

Recommendation/Conclusion

Recommend that landscape mitigation detail to be provided as detailed above, **no objection on landscape grounds** to the layout proposals.

Sue Howell
Leisure and Landscape Officer,
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From: Planning.Responses <Planning.Responses@arun.gov.uk>

Sent: 17 May 2021 10:04

To: Tree Landscape <Tree.Landscape@arun.gov.uk>

Subject: Planning Consultation on: F/7/21/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 No: F/7/21/PL

Registered: 27th April 2021

Site Address: Wicks Farm Ford Lane Ford BN18 0DF

Grid Reference: 499020 103932

Description of Works: Building a new 1.28 Ha high-tech glasshouse, reservoir and parking area adjacent to the existing 6 Ha glasshouse, reservoir and nursery area. This site is in CIL Zone 3 (Zero Rated) as other development.

The Council have received the above application.

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

Should you have any comments to make, these should be sent by replying to this email by 27th May 2021 . You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning.

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 <https://www.arun.gov.uk/development-plan> as can the the leaflet how to respond to planning applications <https://www.arun.gov.uk/planning-application-comments> which deals with material planning considerations.

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.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website: <https://www.planningportal.co.uk/info/200207/appeals> but they will protect personal details.

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

Yours sincerely

Mrs A Gardner

Planning Officer- Arun District Council

Telephone: 01903 737529

Email: Anita.Gardner@arun.gov.uk

PLCONSULT (COB) 2020