

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 03 March 2020 09:39
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Please scan as correspondence with agent

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37529 | External: +44 (0) 1903 737529 | E-mail: anita.gardner@arun.gov.uk



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From: sarah hufford [REDACTED]
Sent: 02 March 2020 10:56
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Hi Anita

Thank you for your email and I understand Rupert Clark has subsequently spoken with you.

We are currently looking into solutions around structural soundness, particularly with respect to the 2nd floor where we understand additional support would be required.

In the meantime, I would be grateful if you would hold determination of the application until we hear back on this.

With regards

Sarah Hufford

From: Anita Gardner <Anita.Gardner@arun.gov.uk>

Sent: 26 February 2020 11:24

To: sarah hufford <[REDACTED]>

Subject: RE: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Thanks Sarah,

To clarify the extent of screening proposed for the roof terraces/balconies at first floor can the extent of clear glass balustrading be identified on the proposed first floor plan please?

Having had an initial look at the details submitted I am of the view that the height of the screening to some balcony sides will need to be increased to 1.7m high, but I need to consider the balcony position and screening on the original dwelling to establish where this would be required and come back to you. I can advise that the application in its current form will be refused if it is not subsequently amended.

Regards

Anita Gardner

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From: sarah hufford <[REDACTED]>

Sent: 25 February 2020 09:39

To: Anita Gardner <Anita.Gardner@arun.gov.uk>

Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Dear Anita

As requested, herewith the elevations and plans showing the balcony screening requested - If there are any issues, please can you call to discuss [REDACTED]

With thanks

Sarah Hufford

From: sarah hufford <[REDACTED]>
Sent: 14 February 2020 12:01
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Ok Anita, will get onto this. Thanks, Sarah

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 13 February 2020 14:29
To: sarah hufford <[REDACTED]>
Subject: RE: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Hi Sarah,
To speed up the discussion process and to avoid any confusion can you submit first and second floor layout plans with the extent and height of balcony screening to the east and west elevations clearly marked.
Regards
Anita

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From: sarah hufford <[REDACTED]>
Sent: 13 February 2020 12:45
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: RE: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Noted, thanks Anita

On 13 Feb 2020 12:03, Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

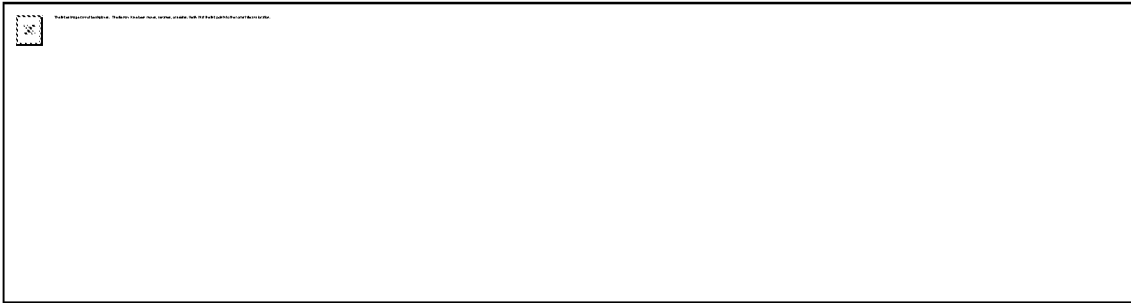
Hi Sarah,

I'm afraid not. It is Committee close this week so there are reports which need to be prioritised by both of us. Next week will be the earliest opportunity for discussion.

Regards

Anita

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From: sarah hufford <[REDACTED]>
Sent: 13 February 2020 11:57
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Hi Anita - just wondered if you have managed to discuss with your team leader yet? Thanks, Sarah

From: sarah hufford <[REDACTED]>
Sent: 05 February 2020 12:22
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Dear Anita

Apologies for the further email on this but my client also wishes to point out that the previous house on the site had a balcony along its frontage which wrapped around its sides, which only extended to 1.1m in height and had cleared glass all around. The situation proposed at 1.1m height on the side elevations with obscure glazing therefore delivers an improvement. The existing elevations attached demonstrate and the photos within the DAS [also attached].

This provides a strong material consideration, in addition to the below, for the height and glazing currently proposed.

As explained, the provision of high balconies would cause considerable problems with respect to safety, given the micro climate and winds experienced here.

I look forward to hearing from you,

Regards

Sarah Hufford

From: sarah hufford [REDACTED]
Sent: 04 February 2020 10:36
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Noted, thanks Anita.

When you speak to your Team Leader, please could you advise him that my client has been advised that higher balconies are not advised because of the high winds experienced here. The approved plans also show the balcony screens to 1.1m high. This is considered acceptable because the balconies are placed to the frontage of the building and over look open, front gardens with low dwarf walls at their front boundary, rather than private, rear spaces where, ordinarily higher levels of privacy are experienced. The only rear balcony is also adjacent to an area used for car parking.

I would of course be grateful if you could advise if changes are required.

With thanks,

Sarah Hufford

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 04 February 2020 09:14
To: sarah hufford <[REDACTED]>
Subject: RE: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

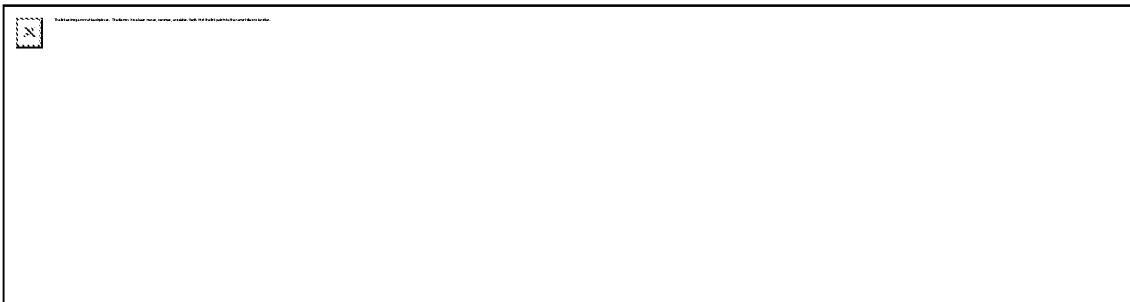
Dear Sarah,

The other condition is not covered by the decision notice a separate letter will be issued shortly, but I need to discuss the submitted information with my Team Leader first. I am not sure that the sides are sufficiently high.

Regards

Anita Gardner

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From: sarah hufford [REDACTED]
Sent: 30 January 2020 08:59
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: Decision Notice DOC Individual Actual PLDNDOCIACT [14 Coastal Road]

Dear Anita

Thank you for the Decision Notice for K/2/20/DOC, which confirms acceptance of Condition 7 [materials and finishes]. The Condition submission also covered Condition 4 [balcony glazing details]. Can you confirm that this is also covered by the Decision Notice?

With thanks

Sarah Hufford

From: planning.responses@arun.gov.uk <planning.responses@arun.gov.uk>
Sent: 29 January 2020 16:36
To: [REDACTED]
Subject: Decision Notice DOC Individual Actual PLDNDOCIACT

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