[redacted]

[redacted]

From: Haydn Jones [redacted]
Sent: 16 May 2019 10:36
To: Anita Gardner
Subject: RE: Little Deerswood K_7_19_PL

Anita

I agree with the EOT and we will be forwarding the revised plans next week.

Regards
Haydn

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 16 May 2019 10:18
[redacted]
Subject: FW: Little Deerswood K_7_19_PL

Dear Haydn,
Please can you advise when the revised plans will be submitted for consideration. I note that the previously agreed EOT has expired. Shall we agree another initially for a further month, until 17-06-2019, although it is likely this will need to be extended upon receipt of revised plans to include re-advertisement dates ?
Without prejudice, I would appreciate confirmation of likely timescales and your agreement to the EOT by return.
Regards
Anita Gardner

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

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From: Anita Gardner
Sent: 24 April 2019 08:52
To: 'Haydn Jones'
Subject: RE: Little Deerswood K_7_19_PL

Dear Haydn,
Since revised plans are still awaited and the current EOT expires on Friday shall we agree to a further EOT until 10-05-2019 to allow time for receipt and processing of revised plans?
Regards
Anita

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From: Haydn Jones [redacted]
Sent: 15 April 2019 16:33
To: Anita Gardner
Subject: RE: Little Deerswood K_7_19_PL

Thanks Anita

We will start reviewing the scheme and hopefully move forward with the scheme.

Regards
Haydn

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 15 April 2019 16:23
To: 'Haydn Jones' [redacted]
Subject: RE: Little Deerswood K_7_19_PL

Hi Haydn,
The comments I forwarded to you followed a discussion with my Team Leader.
Regards
Anita

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From: Haydn Jones [redacted]
Sent: 15 April 2019 14:39
To: Anita Gardner
Subject: FW: Little Deerswood K_7_19_PL

Hi Anita

You mentioned in your email below that you were meeting with the team leader and group head of planning last week. I was wondering if any further feedback cam from that meeting.

Regards
Haydn

From: Haydn Jones [redacted]
Sent: 03 April 2019 17:21
To: 'Anita Gardner' <Anita.Gardner@arun.gov.uk>
Subject: RE: Little Deerswood K_7_19_PL

Anita

Spring Tides has a site coverage of 43%, which I would consider excessive, but we may consider reviewing or approach.

The front wall was to be rendered at 2.5m high it is in line with many of the properties on Kingston Gorse, who seem to guard their privacy and please note there currently exists a 4.5m high building on the east boundary. We could look at reducing but our current proposal does not come as far forward as this outhouse.

Regards
Haydn

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 03 April 2019 16:03
To: 'Haydn Jones' [redacted]
Subject: RE: Little Deerswood K_7_19_PL

Haydn,
I was passing comment on the existing site coverage at ground floor.
If this is increased significantly it may not be acceptable, but the approval at Spring Tide is a material planning consideration.
I have looked at the boundary treatment to see if this would assist in screening the development from the site frontage which has drawn my attention to the 2.5m high wall in front of the guest suite. Can you confirm what the panels are? The note says render, but would this be to the whole structure? I would suggest that this should also be a reduced slightly in height to reduce its dominating impact .
Regards
Anita Gardner

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From: Haydn Jones [redacted]
Sent: 03 April 2019 15:30
To: Anita Gardner
Subject: RE: Little Deerswood K_7_19_PL

Anita

Thanks for your comments.

I am not sure how you feel but from an architectural and estate planning perspective, I am not convinced about the building typology we create by covering the site at ground floor. However this seemed to be accepted at Spring Tides and correct me if I am wrong, but taking that approach we could legitimately extend the ground floor east wing further south. Essentially a mirror of Spring Tides.

Your views on this would be helpful before we start revising the scheme.

Regards
Haydn

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 03 April 2019 14:46
[redacted]
Subject: RE: Little Deerswood K_7_19_PL

Haydn,
I have now spoken with Juan. Any alterations will require re-advertising and a longer EOT will ultimately need to be agreed.

My concerns/suggestions are as follows:
- The proposal when viewed from the front and rear street scenes appears to be overly large and to unacceptably straddle the site at first floor.
This element would benefit from being reduced in height on the side closest to White Lodge in the area of the lounge, by at least 1.5m which would reduce its scale and bulk.
- The proposal is significantly increasing the depth and consequently its proximity and visual prominence to the southern boundary at first and second floor. The projection to the rear/south should be decreased in length, by reducing the depth of the dining area and outside terrace on the side adjacent to Spring Tide. I would suggest by a minimum of 5m. The reduction in projection to the north by 3m would also be of benefit visually, since it would reduce the length and bulk of the building when viewed from the side. Spring Tide is set back on its site, even with the recent re-development of the site approved, and the proposed development would be readily visible from the eastern side in the street scene.
- The second floor area is visually too bulky and its depth results in a structure that is overly dominant and I would suggest that the depth of the second floor is reduced in depth by 4m to its southern end.

Given the recent approval at Spring Tide the site coverage at ground floor is unlikely to be an issue.

I hope this is of assistance and that you appreciate these comments are made on a without prejudice basis. Once amendments are received I will be able to confirm the expiry of new advertising dates and the likely route of determination of any application.
Regards
Anita

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From: Anita Gardner
Sent: 03 April 2019 12:51
To: 'Haydn Jones'
Subject: RE: Little Deerswood K_7_19_PL

Haydn,
If you are happy to agree to an extension of time than I will come back to you once I have compared the proposal with that recently approved at Spring Tide and discussed it with other officers. If you would like to find a resolution then a longer EOT is likely to be required. I would suggest an initial EOT until 26-04-2019 to allow time for me to come back to you and for revisions to be accepted and processed.
Please can you agree to the EOT by return?
Regards
Anita

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From: Haydn Jones [redacted]
Sent: 03 April 2019 12:44
To: Anita Gardner
Subject: RE: Little Deerswood K_7_19_PL

Anita

We would be happy to extend but also wish to find a solution. If we could agree on what is over development we may be able to make some revisions, that we will all be happy with. There does seem to be a great deal of misunderstanding with regards the size and height of the project, we categorically confirm that the height of the house will be no more than Spring Tides.

I would be more than happy to meet with you very briefly but understand if you haven't time but equally do wish to resolve any differences.

Regards
Haydn

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 03 April 2019 11:28
To: 'Haydn Jones' [redacted]
Subject: RE: Little Deerswood K_7_19_PL

Haydn,
I am just starting to look at the application in detail and do still have concerns over the amount of development. If the application is recommended for refusal it will require the agreement of both my Team Leader and the Group Head of Planning who have yet to look at any report. There may not be an opportunity for them both to review the application before Friday so would you be agreeable to an extension of time on the application until 12-04-

2019? When a decision has been reached relating to the recommendation I will come back to before issuing the decision. Please can you let me know regarding the EOT be Friday this week?
Regards
Anita

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From: Haydn Jones [redacted]
Sent: 03 April 2019 10:26
To: Anita Gardner
Subject: Little Deerswood K_7_19_PL

Anita

Can you give me a call with regards Little Deerswood, we would like to have an indication of your report as we are due to meet with the Kingston Gorse Estates shortly.
Also to feedback to the client.

Thanks

Haydn Jones | Director

saville jones | architects
saville jones | consultants

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