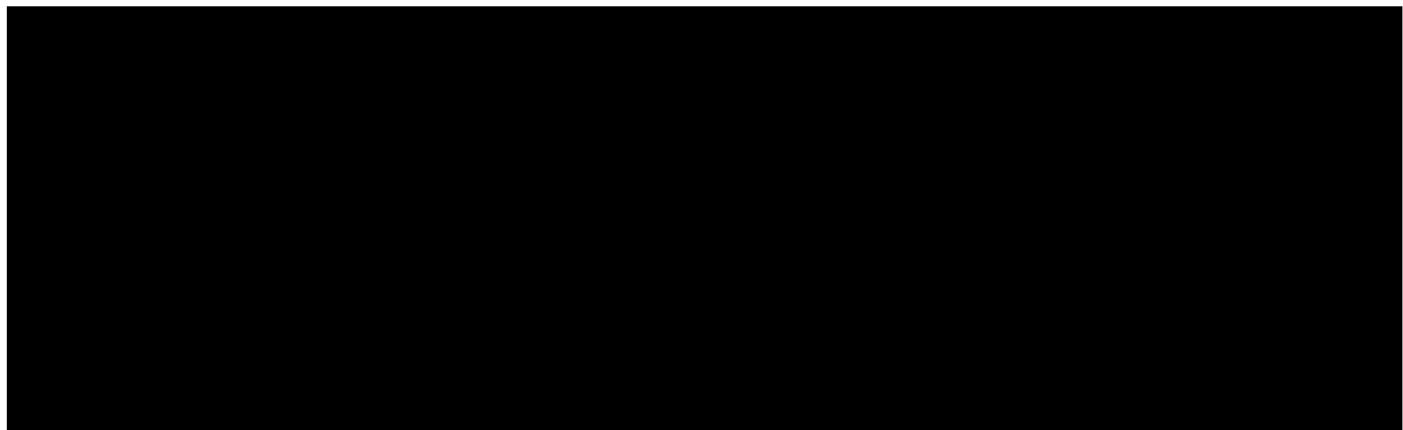
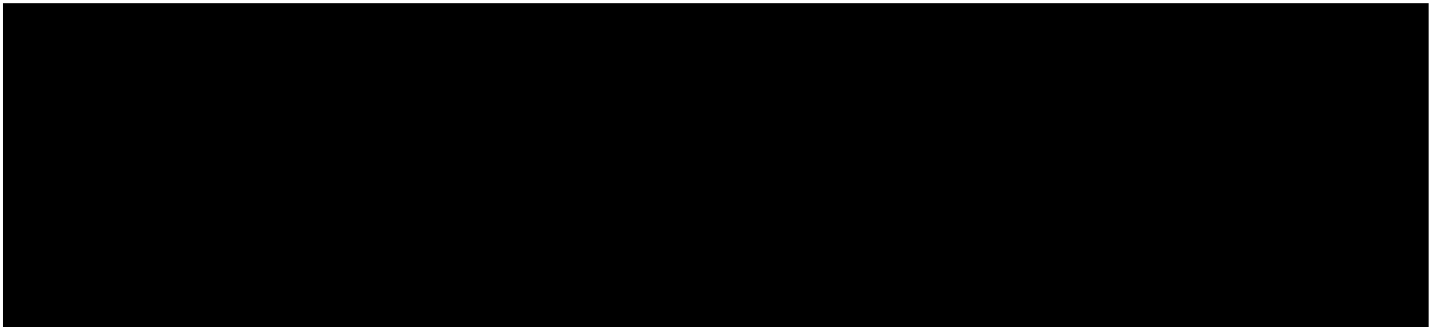




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From: Anita Gardner
Sent: 26 May 2021 17:17
To: Jennen Kinchington [REDACTED]
Subject: FW: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Dear Ms Kinchington,
Are you happy for me to accept these details and add them to your application LU/111/12/DOC?
If you are in agreement I will then re-consult Southern Water.
Regards
Anita

Anita Gardner
Principal Planning Officer,
Directorate of Place



T: 01903 737529
E: anita.gardner@arun.gov.uk

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From: Ray Clark [REDACTED]
Sent: 20 May 2021 13:58
To: Chris Wood [REDACTED]
Cc: Anita Gardner <Anita.Gardner@arun.gov.uk> [REDACTED]
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Hi Chris,

Sorry still getting used to Office 365.

Attached now.

Regards

Ray Clark B. Eng (Hons)

RCD Consultants Ltd

9 Birch Tree Way

Maidstone

Kent

ME15 7RP

From: Ray Clark [REDACTED]
Sent: 20 May 2021 12:55
To: Chris Wood [REDACTED]
Cc: Anita.Gardner@arun.gov.uk <Anita.Gardner@arun.gov.uk> [REDACTED]
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Hi Chris,

Sorry for the delay, email problems hence the new address.

Please find attached the amended drawings showing that an impermeable membrane will be constructed at the base of the sub-base storage system to prevent the migration of ground water into the Southern Water sewer. In any event this will be unlikely as the soils are of clay content with poor infiltration characteristics.

As you can see from table A on drawing 10 the post-development flow rates are significantly lower than pre-development so all the boxes are now ticked.

Hi Anita,

Hope you don't mind me emailing you directly but I believe time is of the essence.

We have amended the drawings to suit Southern Water comments.

Regards

Ray Clark B. Eng (Hons)

RCD Consultants Ltd

9 Birch Tree Way

Maidstone

Kent

ME15 7RP

From: Chris Wood [REDACTED]
Sent: 20 May 2021 12:21
To: Ray Clark [REDACTED]
Subject: FW: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Hi Ray,

Have you been receiving my emails on Pier Road? Jennifer has contacted me again this morning...are we able to get something back to her by tomorrow?

Thanks

Chris

Chris Wood

Environmental Consultant

Brown Fisher Environmental




REPORTS 4 PLANNING

A DIVISION OF BROWN FISHER ENVIRONMENTAL LLP

<http://www.reports4planning.co.uk/>

From: Jennifer Kinchington
Sent: 20 May 2021 12:17
To: Chris Wood [REDACTED]
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Hi Chris

Have you got an update as we really need to get the emended report sent to Arun planning by tomorrow latest to avoid having to resubmit the file for approval which will cause even further delays and cost

I look forward to hearing from you

Thanks

Jennifer

On Monday, May 17, 2021, Chris Wood [REDACTED] wrote:

Hi Jennifer,

Yes your email of last week was received and passed to our engineer on the same day for action outlining the timescales of this week. As yet I have not received any comments/amends back from him. I will catch up with him this afternoon and press him to look at this for you asap.

Kind regards

Chris

Chris Wood

Environmental Consultant

Brown Fisher Environmental

[REDACTED]



<http://www.reports4planning.co.uk/>

From: Jennifer Kinchington
Sent: 17 May 2021 12:17
To: Chris Wood [REDACTED]
Subject: Fwd: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Good morning Chris,

Have you got an update on the progress of the below that I sent to you last week? as I have had no response as of yet and as you are aware we are on a tight time frame to respond back to arun planning.

I look forward to hearing from you

Kind regards

Jennifer Kinchington

TL Homes

----- Forwarded message -----

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Date: Tue, May 11, 2021 at 12:37 PM
Subject: RE: LU/287/17/PL 46a - 47 Pier Road Littlehampton
To: TL Homes [REDACTED]

Dear Jennifer,

Southern Water have responded to say they cannot recommend discharge of condition 8 relating to surface water drainage.

They state 'Drainage from the attenuation tank is communicating to the Southern Water public sewerage systems. Please note Attenuation tank should be sealed with impermeable membrane to avoid ingress of ground water. The design of drainage should ensure that no land drainage or groundwater is to enter public sewers network.'

The drainage strategy report demonstrates that the post development surface water flows from the development are reduced from the current flow contributions. Surface water may be discharged to the existing sewer, provided the rate of discharge to sewer is no greater than existing contributing flows.'

Please can you advise if you are able to address these concerns as part of this application and if so the likely timeframe for receipt of additional information. If it will be more than 10 days the application will be determined on the basis of the information submitted.

A letter agreeing to discharge of condition 7 should be issued later this week.

Regards

Anita

Anita Gardner

Principal Planning Officer,

Directorate of Place



T: 01903 737529

E: anita.gardner@arun.gov.uk

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From: TL Homes [REDACTED]
Sent: 07 May 2021 14:08
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Good afternoon Anita

Do you have any updates on the file?

Thank you

Jennifer Kinchington

On Thursday, April 22, 2021, Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Jennifer,

The DOC submission was registered on Monday and has the reference LU/111/21/DOC. I consulted Southern Water yesterday. Other than that there are no updates.

Regards

Anita

Anita Gardner

Principal Planning Officer,

Directorate of Place



T: 01903 737529

E: anita.gardner@arun.gov.uk

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From: TL Homes [REDACTED]
Sent: 22 April 2021 14:13
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Good afternoon Mrs Gardner

Have you got any updates on this file?

Kind regards

Jennifer

On Thursday, April 15, 2021, Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Ms Kinchington,

We can't vary the wording of the pre commencement condition, to exclude demolition, unless you make an application to do so and that would take longer than the DOC to determine.

I can see no solution to the issue. The only hope is that the DOC is validated and we get a quick positive response from Southern Water before 01-05-2021.

Regards

Anita Gardner

Anita Gardner

Principal Planning Officer,

Directorate of Place



T: 01903 737529

E: anita.gardner@arun.gov.uk

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During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

From: TL Homes [REDACTED]

Sent: 15 April 2021 09:20

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

Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Good Morning Mrs Gardner,

Following on from your last Email, We would like to request permission for a slight modification granting us permission to start the demolition side of the project with no construction of any new development to start until the final conditions are discharged. We have had approval already from southern water for these conditions which you have the paperwork for, but unfortunately due to the delays in your planning system is causing us to possibly lose the current planning permission by not being able to comply with condition 1. Where as if you allow the demolition to start while you finalise the final condition file we can get the site started meeting condition 1. After the months of work and expense already put into this project we would really like to avoid having to submit a whole new application for the sake of a small time frame brought on by no fault of our own, other than delays from third parties mainly in this case southern water.

I look forward to hearing from you
Kind regards
Jennifer Kinchington

On Wed, Apr 14, 2021 at 11:31 AM Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Ms Kinchington,
Unfortunately, there is no way to extend the time limit for implementation without submitting a new application.
Regards
Anita

Anita Gardner
Principal Planning Officer,
Directorate of Place



T: 01903 737529
E: anita.gardner@arun.gov.uk

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From: TL Homes [REDACTED]
Sent: 13 April 2021 14:31
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: LU/287/17/PL 46a - [47 Pier Road Littlehampton](#)

Dear Mrs Gardner,

Thank you for your reply.

Is there any way to get a small extension from yourselves, on the planning decision past May 1st giving us an extra 3 - 4 weeks to finalise the conditions?

As you are aware we have been working on this for quite some time now, and due to some delays at southern water and now unfortunately the delays on your planning system we are as you said unlikely to get everything finished in time.

Kind regards
Jennifer Kinchington

On Tue, Apr 13, 2021 at 1:36 PM Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Ms Kinchington,

I think it unlikely. If the application is registered by the end of next week 23-04-2021 that would only give consultees a week to respond and even if a response is prioritised it is likely to take a minimum of 2 weeks.

Regards

Anita Gardner

Anita Gardner
Principal Planning Officer,
Directorate of Place



T: 01903 737529

E: anita.gardner@arun.gov.uk

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From: TL Homes [REDACTED]
Sent: 13 April 2021 13:19
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: LU/287/17/PL 46a - [47 Pier Road Littlehampton](#)

Dear Mrs Gardner

In your opinion can you see the files been processed and conditions discharged giving us time to start demolition works by May 1st?

Kind regards
Jennifer

On Tuesday, April 13, 2021, Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Ms Kinchington,
It should not result in a delay of more than one week.
Regards
Anita Gardner

Anita Gardner
Principal Planning Officer,
Directorate of Place



T: 01903 737529
E: anita.gardner@arun.gov.uk

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From: TL Homes [REDACTED]
Sent: 13 April 2021 12:22
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: Re: LU/287/17/PL 46a - 47 Pier Road Littlehampton

Good Afternoon Mrs Gardner,

What time frame of delay are you expecting due to having no planning system this week?

We are fast approaching the end of the month and you can not process our final file to discharge the conditions, so we can start the demolition to get the site started before the planning expires.

I will have to seek further advice from our architect and solicitor on how to proceed

Regards
Jennifer Kinchington

On Tue, Apr 13, 2021 at 9:46 AM Anita Gardner <Anita.Gardner@arun.gov.uk> wrote:

Dear Ms Kinchington,
I did receive your e-mail and passed it through to our registration team. This week we have no planning system so can't process applications, so there will be a delay in a response.
I am not aware that permission expiry dates are being extended beyond May.
A meaningful start on site would not include erection of hoardings and ordering materials. Demolition is usually considered to be a material start, but if you would like a legal determination you would need to submit a Certificate of Lawfulness application. You would also need to ensure that all pre commencement conditions had been discharged prior to works commencing on site or you would be in breach of those conditions.
Regards
Anita Gardner

Anita Gardner
Principal Planning Officer,
Directorate of Place



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