

[REDACTED]

[REDACTED]

From: Sue Howell
Sent: 11 December 2017 16:03
To: Michael Eastham
Subject: RE: LU/121/17/RES - Toddington Nursery site

Hi Michael

That detail re Management Company for the maintenance going forward is perfectly acceptable, I have no issue with this approach.

Regards

Sue

Sue Howell | Leisure and Landscape Officer, Greenspace, Engineering and Emergency Planning, Arun District Council | Location: Bognor
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From: Michael Eastham
Sent: 11 December 2017 16:00
To: Sue Howell
Subject: FW: LU/121/17/RES - Toddington Nursery site

Hi Sue,

Please see Laura's email below.

Thanks,

Michael

From: Graham, Laura [REDACTED]
Sent: 11 December 2017 15:53
To: Michael Eastham
Subject: RE: LU/121/17/RES - Toddington Nursery site

Hello Michael

Thanks for forwarding this over. With regard to the query about maintenance specification, this will fall within the remit of the Management Company that has been established for the site. So we install the landscaping as part of the overall construction of the development, and once this is complete it is handed over to the management company to maintain in perpetuity. Monies obtained from local residents, in the form of annual contributions, pay for this maintenance. The payment of these contributions forms a land registry covenant and therefore it is made very clear as part of the purchase of each property (details contained within the TR1 form).

I hope your meeting with Tim goes well!

Kind Regards
Laura

Laura Graham
Head of Planning

Land & Technical Department

Persimmon Homes Thames Valley
Persimmon House
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Camberley
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From: Michael Eastham [<mailto:Michael.Eastham@arun.gov.uk>]
Sent: 11 December 2017 15:39
To: Graham, Laura
Subject: FW: LU/121/17/RES - Toddington Nursery site

Hi Laura,

I have added the comments from ADC Greenspace in the email below directly into the delegated report for LU/121/17/RES.

Kind regards,

Michael

From: Sue Howell
Sent: 11 December 2017 14:58
To: Michael Eastham
Subject: RE: LU/121/17/RES - Toddington Nursery site

Hi Michael

Re LU/121/17/RES

Have reassessed the landscape detail submitted in revised plans dated 7 December 2017, the detail is refreshing to see now with good detail. Tree choice to North and South of Main Avenue now increased will be a welcome addition to the greening of this proposal. Species choice from Carpinus 'Frans Fontain' to Tilia cordata 'Green Spire' is an acceptable substitution as these are still a fastigiated form tree which will be suitable for location in avenue formation.

The submission of planting pit formation cross section and specification is good to see and this has shown detail regarding the inclusion of watering tubes and 'deadmen' underground guying systems. The detail for the trees to Main Avenue includes a root support system which includes growing medium specification, root directors/barriers, aeration system, irrigation and anchors. This attention to detail along with adequate follow up maintenance and watering to establishment should support long term thriving growth and establishment.

The general scheme proposed in Proposed planting drawings LA101 –LA105 provides a well thought out and comprehensive scheme which has provided a good mix of both native and ornamental species and trees at a suitable size at planting to provide instant impact to this development. The scheme proposed has provided detail in plan form with species choice, plant numbers and densities and size at time of planting. A maintenance specification has been provided and it should be confirmed who is to be responsible for the implementation of this, with S106 monies concluded if this to be the responsibility of the Local Authority going forward?

The LEAP Play proposals LA106 contained within drawing A0088461 LA100-107.dwg, does provide a good play experience with a variety of play experiences being provided for this younger age range. This has now also detailed fencing and gated play area detail.

We therefore confirm that we would recommend that we have no objections on Landscape grounds to the proposals submitted under reserved matters application LU/121/17/RES following consent LU/47/11.

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From: Michael Eastham
Sent: 07 December 2017 23:14
To: Sue Howell
Subject: FW: LU/121/17/RES - Toddington Nursery site

Hi Sue,

Please could I have your comments on the attached, amended Landscaping plan for Phase 2 of the residential development at North Littlehampton Strategic Development Area.

Regards,

Michael

From: Graham, Laura [REDACTED]
Sent: 07 December 2017 16:39
To: Michael Eastham
Cc: Planning
Subject: LU/121/17/RES

Hello Michael

Amended landscape drawings are attached.

Planning drawings will following shortly.

Technical drawings and RSA (and a final drawing list) will either be later this evening or first thing tomorrow morning.

Kind Regards
Laura

Laura Graham
Head of Planning

Land & Technical Department

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