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Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Molly McLean [REDACTED]
Sent: 24 June 2021 10:25
To: Andrew Wood <Andrew.Wood@arun.gov.uk>
Cc: Gareth Giles [REDACTED]
Subject: LU/151/21/PL 25 River Road Littlehampton BN17 5BZ

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Dear Andrew,

I hope all is well. As we are approaching the target decision date for this application I wanted to check in with you about progress to date and to see if you have had a chance to review the application yet?

I note that Economic Development and Environmental Health have no objection to the application.

The Heritage Officer has concluded that the development would cause *less than substantial harm* to the Conservation Area. The Planning Statement addresses the impact on the CA and the heritage officer's comments are noted. The existing site is a derelict building that is something of a local eyesore that causes harm to the CA- the benefits of vastly improving the appearance of the site and providing additional housing balance in favour of the proposal in the overall planning balance.

As you will note, the site is very constrained physically and the flood zone means that the building must be a certain height- this is reflective of many recent developments in the River Road area. The architects have prepared a very carefully considered scheme in consultation with neighbours to ensure that their amenity is safeguarded, this is set out comprehensively in the planning statement.

Regards the transport comments- the parking spaces are laid out clearly on the proposed floor plans. If further information is required in that regard we can prepare that but would like to understand if there are any other issues that require discussion at this stage.

Thank you for your help and I look forward to hearing from you.

Molly McLean

Senior Associate Planner

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