

[REDACTED]

From: Castleview Storage [REDACTED]
Sent: 12 June 2019 10:40
To: Tracey Headley-Smith
Subject: Re: LU/167/19/DOC - Castleview Storage Soakaway - Commencement Notice for Application No LU/131/18/PL

Good morning Tracey,

Further to your call this week, I can confirm that I've emailed Arun Planning to ask the application for Certificate of Lawfulness be put on hold.

I've also spoken with my builder and he assured me that the works will have commenced by next week and the only reason they can't start this week is that they're waiting for delivery of some concrete rings that need to be inserted into the front end of the soakaway. These concrete rings are heavy (300kg each) and large (2m x 2m) and will need a crane to place into the ground stacking 8 of these rings on top of one another to create the first phase of this soakaway.

Please can you bear with me whilst we get the equipment and materials on site to commence this work; all being well I'll update the online application form by end next week to reflect the works as 'started'.

Many thanks,
Manou.

Sent from my iPhone

On 7 Jun 2019, at 13:27, Castleview Storage [REDACTED] wrote:

Dear Tracey,

Thanks very much for your prompt reply confirming that the works on the drains / soakaway for the two warehouses is deemed by Arun Planners as constituting commencement of the works approved under the planning application passed under reference number LU/131/18/PL.

As per your advice I'll now submit an application for a lawful development certificate following grant of planning permission for an existing development and (I assume via the planning portal) will seek, via the online process, to obtain formal confirmation that the permitted works has been lawfully commenced.

I'll aim to submit this on the portal shortly.

Many thanks again,
Manou Amirpashaie.
Castlevew Storage.



Sent from my iPhone

On 7 Jun 2019, at 12:15, Tracey Headley-Smith <Tracey.Headley-Smith@arun.gov.uk> wrote:

Good Morning

Having discussed with the Team Leader for the area, the works you describe in your email below would, in our opinion, be considered sufficient to constitute commencement. However, you are advised to submit an application for a lawful development certificate following grant of planning permission for an existing development - to obtain formal confirmation that permission has been lawfully commenced.

Regards

Tracey Headley-Smith

| Senior Planning Officer (Compliance), Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
Working hours Mon-Fri 9-5

| External: +44 (0) 1903 737576 Internal: ext 37576 | E-mail: tracey.headley-smith@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: Castlevew Storage

Sent: 06 June 2019 15:27

To: Planning

Subject: Fwd: LU/167/19/DOC - Castlevew Storage Soakaway - Commencement Notice for Application No LU/131/18/PL

Dear Arun Planning team,

I'm forwarding the below email to you that was recently sent to Arun Building Control. I believe the content is self explanatory; however, should you need to

discuss this content with me in more detail please call me on my mobile number supplied below or indeed do email me with any questions and I'll aim to provide the answer.

For now, I wish to confirm that the commencement of the drainage / soakaway works that has been DOC approved by the Council is sufficient to constitute commencement of works approved under planning application number LU/131/18/PL, which is the plan approved for construction of two warehouses on our site.

Its worth mentioning that the drain / soakaway design that has been required to be built by the Arun Drainage Department is extremely significant in size, impactful on our storage business customers, and costly (i.e. the design will cost many tens of thousand to install). The size / cost / timeline for building this drain design is such that it will take a considerable amount of time to complete these works.

We therefore need you to confirm that our planning approval for the two warehouses will be preserved by virtue of these drainage works commencing and that therefore the planning approval will be preserved and not expire once the drain installation works has been approved by Arun BC and works commenced?

I await your confirmation on this question above as a matter of priority and trust that you agree that works on the construction of the two warehouses approved for our site will be deemed to have commenced.

Best regards,
Manou Amirpashaie.
Castleview Storage.



----- Forwarded Message -----

Subject: LU/167/19/DOC - Castleview Storage Soakaway - Commencement Notice for Application N
LU/131/18/PL

Date: Wed, 5 Jun 2019 14:49:05 +0100

From: Castleview Storage

To: bldg.con@arun.gov.uk

Dear Arun BC team,

The approval of condition 3 for a soak-away, the design of which was recently DOC approved under application number LU/167/19/DOC will very shortly have building works started on it and therefore the works approved under planning application number LU/131/18/PL will have commenced.

I therefore write to provide you with a formal commencement notice of works starting under the main planning application number mentioned above, LU/131/18/PL, and request your written acknowledgment that you have indeed received received this commencement notice and will update your records to reflect works under planning application number LU/131/18/PL are now started.

I look forward to receiving in due course your acknowledgment that my commencement notice has been received and noted on your systems.

Best regards,
Manou Amirpashaie.
Castleview Storage.



Sent from my iPhone

<http://www.arun.gov.uk>

DX 57406 Littlehampton

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