

Peter Cleveland

From: Peter Cleveland
Sent: 17 July 2013 08:34
To: Sonia Gibbon [REDACTED]
Subject: FW: Forge Cottage driveway - LU/208/12
Attachments: LU-208-12.pdf

Dear Sonia

I have received the comments below from WSCC, on this basis no further information is required to satisfy the condition put on by the Appeal Inspector.

I will put a copy of the email thread on file so that this is noted.

Kind regards
Peter

Peter Cleveland MSc | Senior Planner, Planning Department, Arun District Council | Location: 1st Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
Internal: 37631 | External: +44 (0) 1903 737631 | E-mail: Peter.Cleveland@arun.gov.uk

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Save the environment - think before you print.

From: [REDACTED]
Sent: 16 July 2013 13:44
To: Peter Cleveland
Subject: RE: Forge Cottage driveway - LU/208/12

Hi Peter,

I have looked at the plan and would agree that it is acceptable for the condition to be discharged for pedestrian visibility.

Regards

Jamie

Jamie Brown | Technician, Strategic Planning Division, Communities and Infrastructure, West Sussex County Council | Location: 2nd Floor Northleigh, County Hall, Chichester, PO19 1QT
[REDACTED]

Think sustainably. Do you have to print? Can you double side? Do you need colour?

Peter Cleveland <Peter.Cleveland@arun.gov.uk>

To 'Sonia Gibbon' [REDACTED]

cc

15/07/2013 11:49

Subject RE: Forge Cottage driveway - LU/208/12

Hi Sonia

Thank you for the email below, we need to ask West Sussex County Council Highways to agree that the proposed pedestrian visibility splays are suitable. If these are agreed then no further information is required to discharge the condition.

If they do not agree it, you will need to submit further information to demonstrate how it is achieved to satisfy the condition using the following form:

Application form: http://www.planningportal.gov.uk/uploads/appPDF/C3810Form027_england_en.pdf

Guidance: http://www.planningportal.gov.uk/uploads/appPDF/Help027_england_en.pdf

Jamie, I have copied you in on for your confirmation that the 1:100 Site Plan on the attached PDF would meet your requirements for pedestrian visibility splays, ref Condition imposed by the Planning Inspectorate upon your recommendation.

Kind regards
Peter

Peter Cleveland MSc | Senior Planner, Planning Department, Arun District Council | Location: 1st Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Sonia Gibbon [REDACTED]
Sent: 12 July 2013 11:37
To: Peter Cleveland
Subject: Forge Cottage driveway

Hi Peter

I've spoken to the people who drew the plans and they confirm that the section in the top right was a response to Highways asking them to show the standard visibility from the drivers seat - with reference to whether I would be able to see pedestrians from my driveway. This is why the wall should not be greater than 600m. I believe this shows that clearly.

I have spoken to the Planning Inspectorate about the condition and they have said its purely to ensure you are happy with the visibility from the car when in the driveway.

The approval from them clearly states that there is enough visibility up and down the road for traffic, from a car leaving the proposed driveway as it would be on the pavement - and it is also noted that the width of the pavement is substantial, allowing plenty of visibility of traffic. Therefore the condition solely relates to pedestrian activity - which is covered by the visibility diagram on the original plans.

Please confirm where we are with this.

Thanks very much

Sonia

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

NLPG UPRN 100062237016

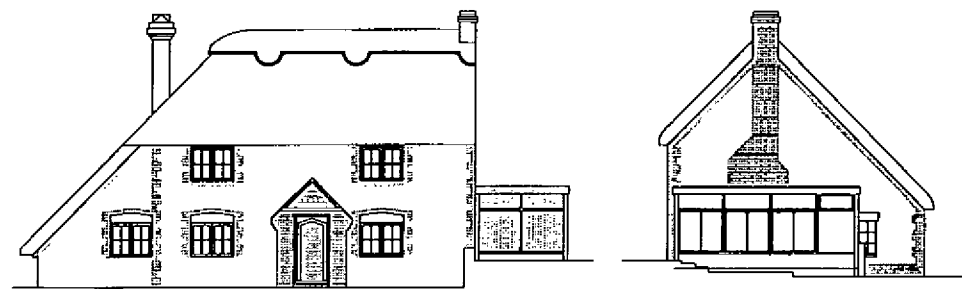
DX 57406 Littlehampton

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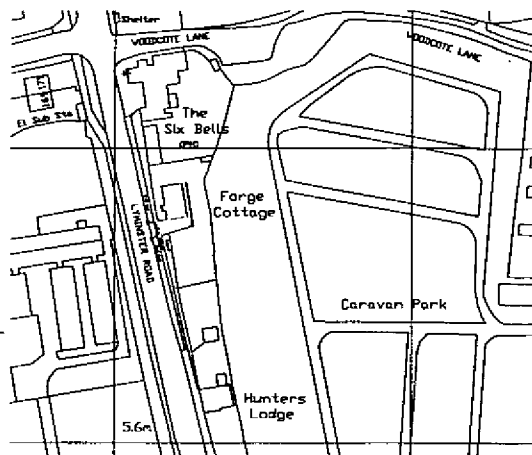
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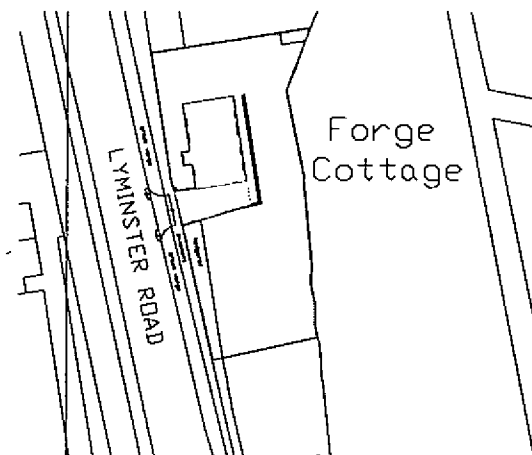
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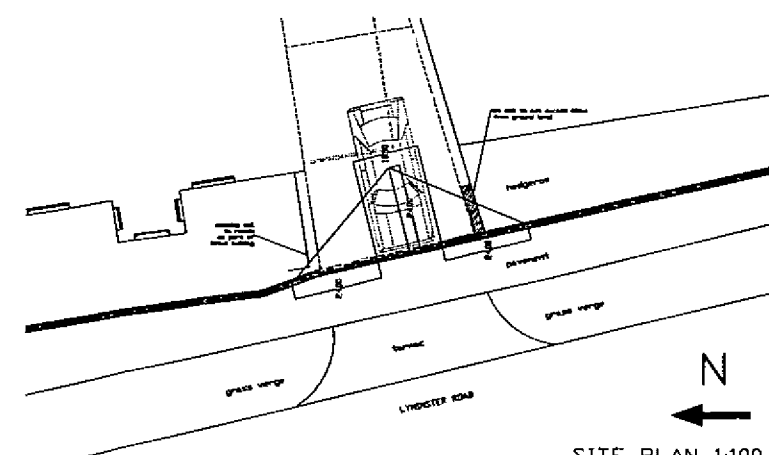
EXISTING ELEVATIONS 1:100



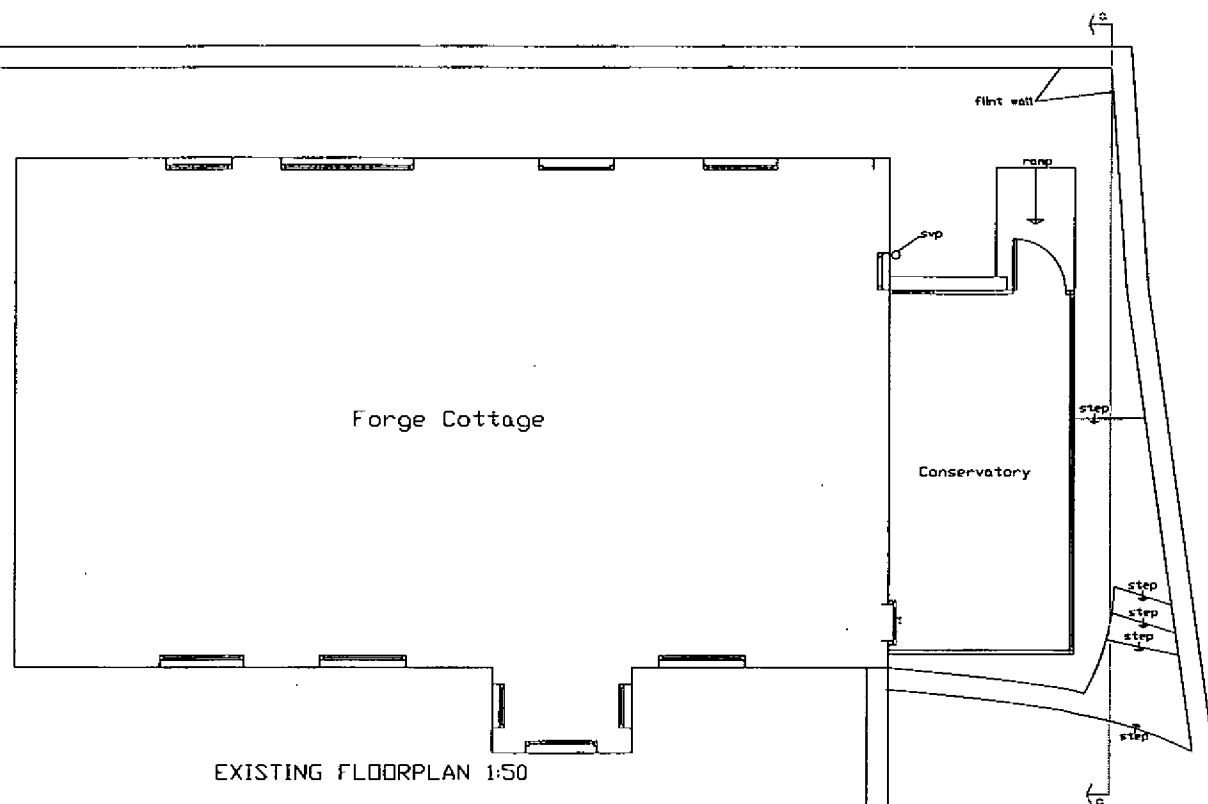
LOCATION 1:1250



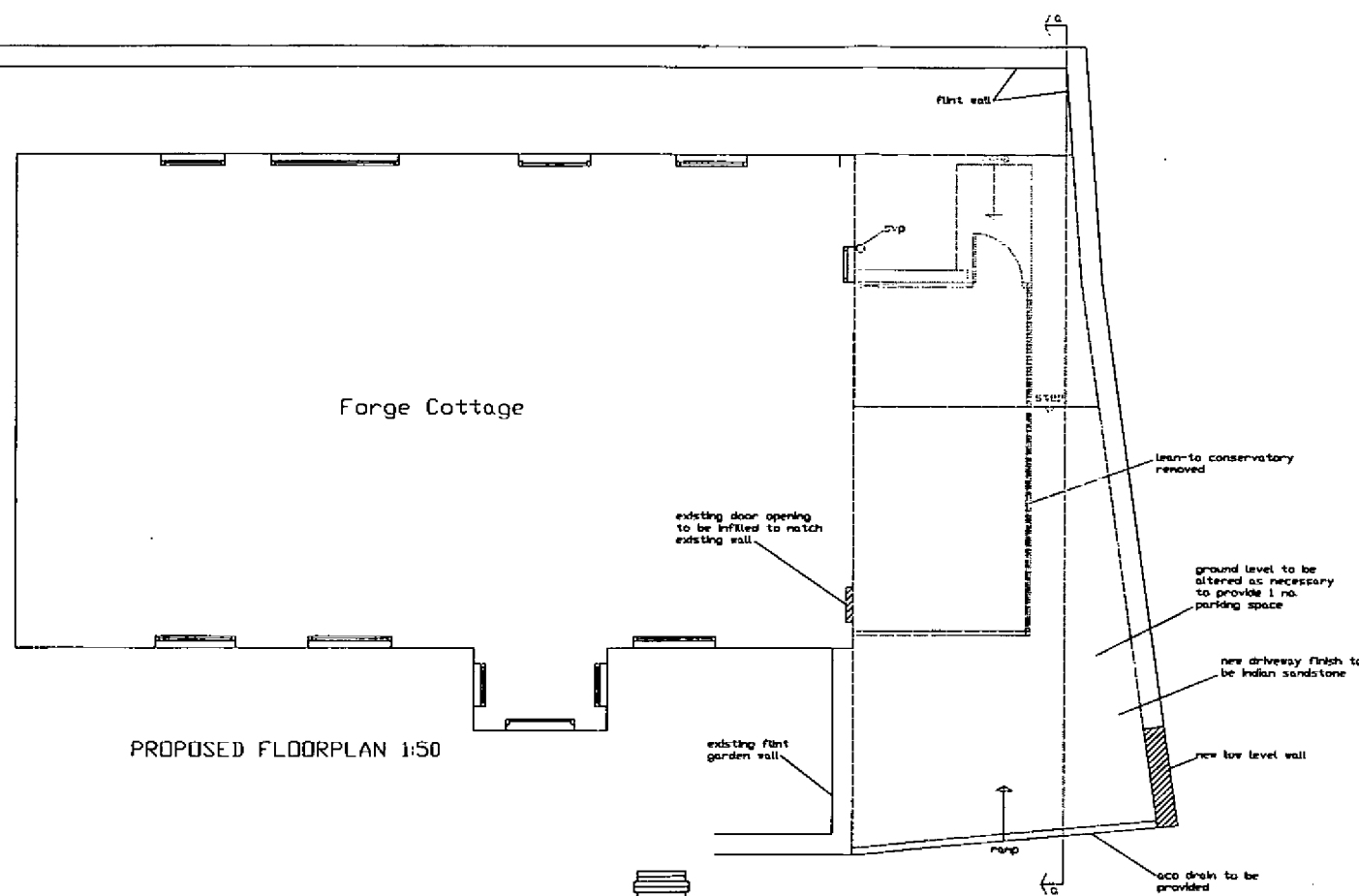
SITE PLAN 1:500



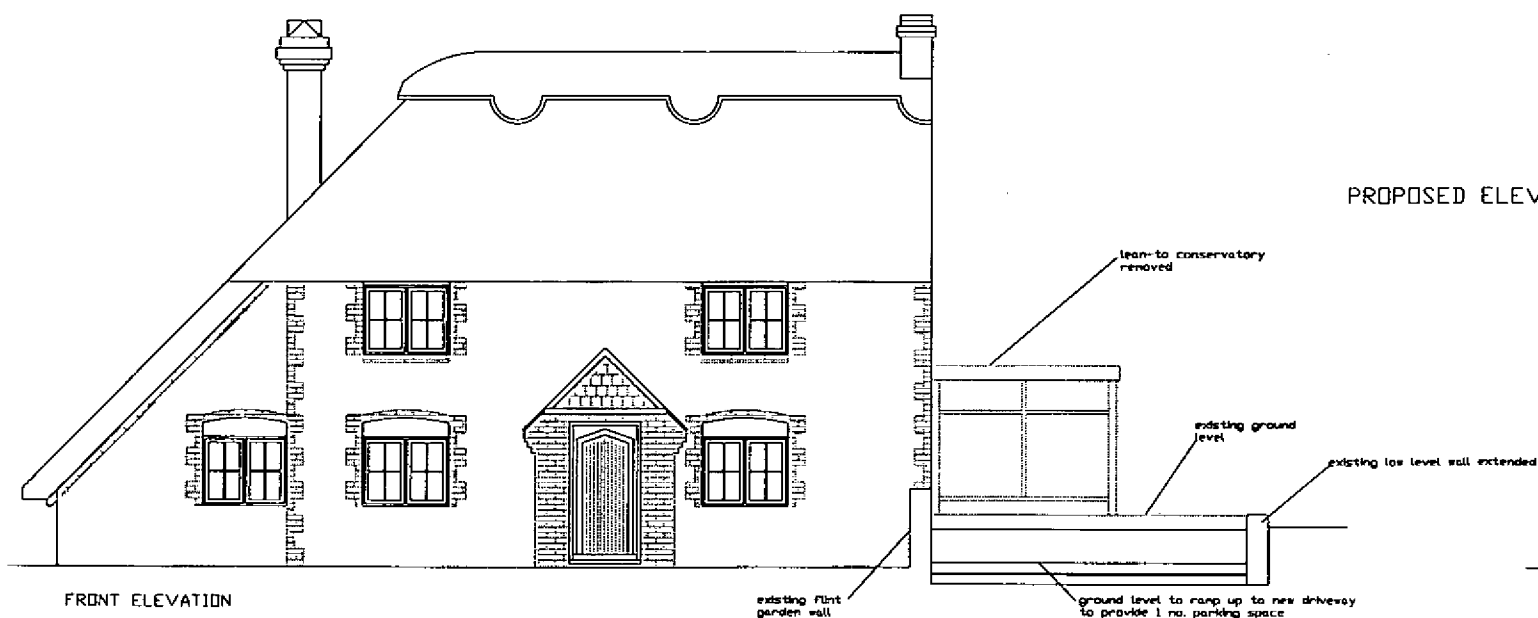
SITE PLAN 1:100



EXISTING FLOORPLAN 1:50

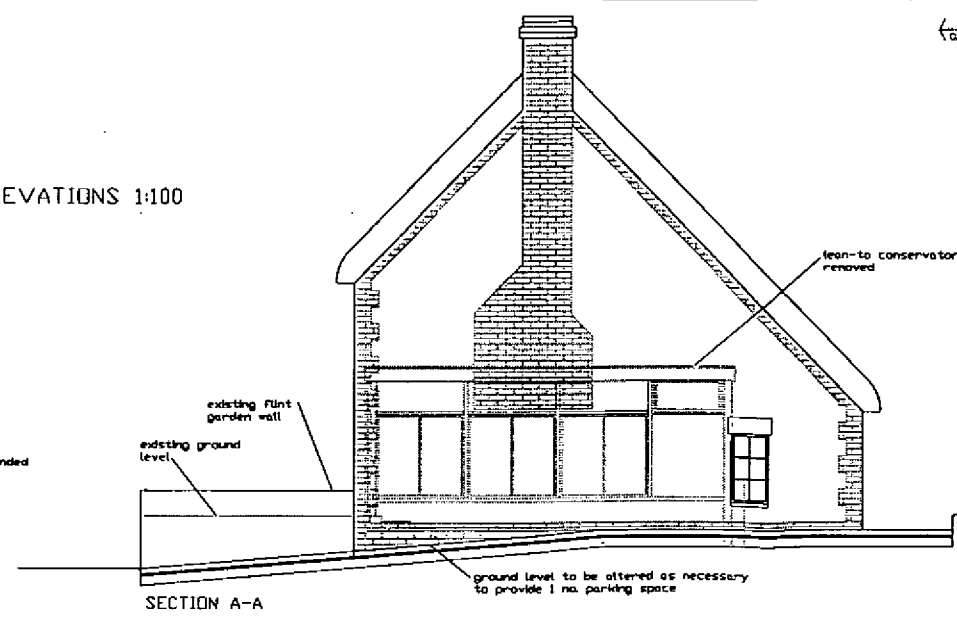


PROPOSED FLOORPLAN 1:50



FRONT ELEVATION

PROPOSED ELEVATIONS 1:100



SECTION A-A

All drawings to be checked by the client to ensure that they are correct and that they are in accordance with the requirements of the planning process.
 This drawing is the property of
CALDOTECH LTD
 41 WILLOWHAY AVE
 EAST FRESTON
 WEST SUSSEX
 BN18 1PL
 Telephone
 01903 830178

EXISTING & PROPOSED FLOORPLANS,
 ELEVATIONS, SITE PLAN & LOCATION
 Forge Cottage
 Lymington Road
 Lymington

Client	Ms Gibson
By	Mr Gibson
Date	12/04/11
Scale	AS SHOWN on A1
Drawn	11/03/11
Checked	11/03/11
Drawn	11/03/11
Checked	11/03/11
Drawn	11/03/11
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