

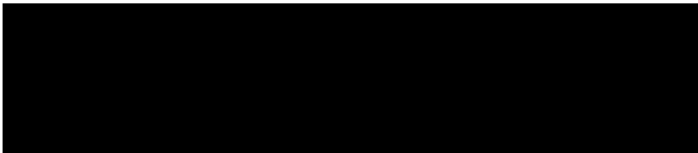


Hi,

Please add the below ext. of time for the above application.

With thanks,

David Spring B.Sc, M.Sc, M.A



Hi David

I agree to the extension of time.

Regards

Toby Gosling

Sent from my iPhone

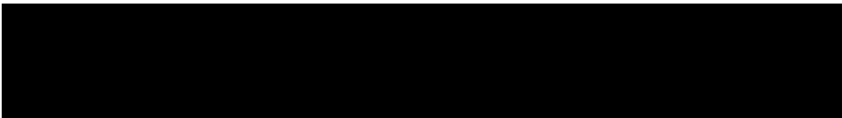


Toby,

I just heard back from the Town Council who will be meeting next week to discuss applications. I need them to remove their objection so I can recommend an approval under delegated powers. I don't see any reason why this shouldn't happen at their meeting next week but if ok can we agree to an ext. of time until 1st May please?

With regards,

David Spring B.Sc, M.Sc, M.A





Hi David Spring

That is fine with me.

Regards

Toby

Sent from my iPhone



Toby,

On second thoughts I can hopefully deal with that with a condition and informative, if ok with you?

The Condition would be:

Foul Drainage Condition

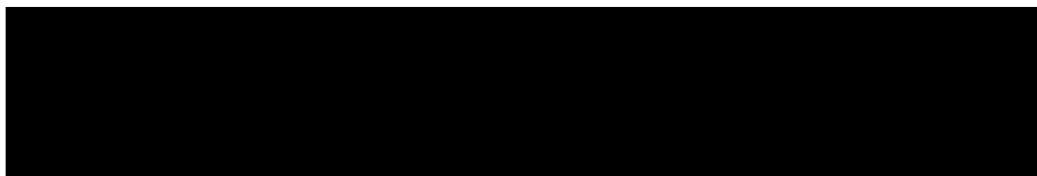
Should any sewer be found during construction works then all development activities taking place within 5m of the external edge of the sewer shall cease and they shall not recommence until full details of the proposed measures to be undertaken to protect the existing public sewer have been submitted to and approved in writing by the local planning authority (in conjunction with Southern Water) and then implemented in accordance with the agreed details.

Reason: To ensure that the proposed development does not result in any damage to the existing foul sewer in accordance with policy GEN9 of the Arun District Council Local Plan.

However if you'd prefer to deal with it now, no problem. Let me know.

With regards,

David Spring B.Sc, M.Sc, M.A



From: David Spring

Sent: 17 April 2020 15:26

[REDACTED]

Hi Toby,

Please see Southern Waters responses attached. Can you indicate the exact position of the public sewer crossing the site please?

With thanks,

David Spring B.Sc, M.Sc, M.A

[REDACTED]

[REDACTED]

Hi David

I can agree to the extension of time.

Regards

Toby

Sent from my iPhone

[REDACTED]

Hi Toby,

I'm waiting to hear back from those originally consulted. I'm hopeful of a positive response on this occasion. Can we agree to an ext. of time to cater for this please? Until 3rd March please?

With regards,

David Spring B.Sc, M.Sc, M.A

[REDACTED]

5LF



Dear David

Please find attached amended plans.

Regards

Toby Gosling

Sent from Mail for Windows 10



Hi Tony,

Please send in amended plans to show how this would be done, bearing in mind the info I sent you in the previous email. Once it satisfies that internal space guidance we can then amend the application.

With thanks,

David Spring B.Sc, M.Sc, M.A



Dear David

Thank you for your email, I have spoken to my client and discussed the unit sizes.

Is it possible to amend the application to 2 No two bedroom flats at just over 61m sq each.

Regards

Toby Gosling

Sent from Mail for Windows 10

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Mr Gosling,

Please see the document below on UK Internal space standards:

https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/524531/160519_Nationally_Described_Space_Standard_Final_Web_version.pdf

Unit 1: 39.5 sqm

Unit 2: 41.2 sqm

Unit 3: 38 sqm

Unit 1 & 2 would satisfy the requirements if there are occupied by 1 person each.

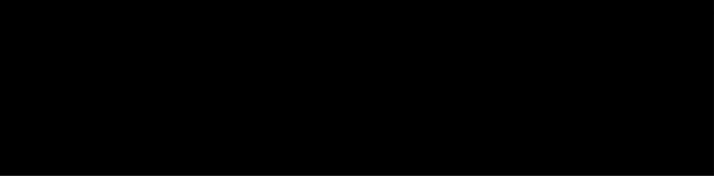
Unit 3 would need to be at least 58 sqm as it's 2 storey so it's 20sqm short of requirements.

On this basis the application will be refused.

Please get back to me once you've had a chance to go through the above.

With regards,

David Spring B.Sc, M.Sc, M.A



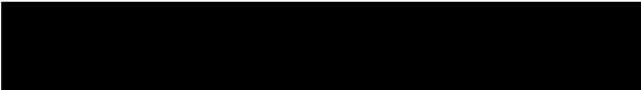
Hi David

Please find attached amended block plan and ground floor plan.

Regards

Toby Gosling

Sent from [Mail](#) for Windows 10



To: toby.gosling1986@outlook.com



Mr Gosling,

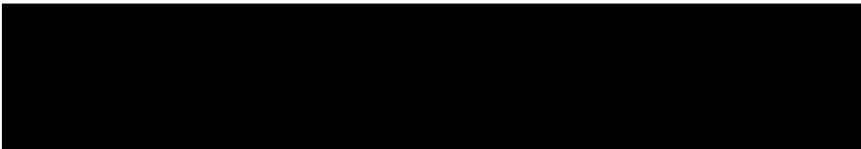
Please find the Highway comments attached. They are not objecting but do recommend a few conditions. One thing they would like changed is in terms of access, outlined below:

‘Access
This proposal includes construction of two additional vehicle crossovers (VCO) to accommodate the proposed parking provision. I have consulted the Area Manager to provide their comments in relation to the proposed VCO. They have advised that rather than two separate VCOs, the full height kerb between the two proposed VCOs should be dropped, providing a wider, shared VCO. Any access works onto the public highway must be constructed under a licence obtained from WSCC Highways to a specification agreed with them’.

Could you send in an amended plan incorporating this wider single vehicle crossover please?

With regards,

David Spring B.Sc, M.Sc, M.A



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<Southern Water LU220PL.pdf>

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