

From: Arjan De Jong
Sent: 15 January 2019 11:00
To: Planning.Responses
Cc: Anita Gardner; Satnam Kaur
Subject: RE: Planning Consultation on: LU/3/19/PL

PLANNING REF: LU/3/19/PL – Empty Supermarket Premises, Avon Road, Littlehampton

CONSULTATION RESPONSE - HOUSING STRATEGY AND ENABLING MANAGER ARUN DISTRICT COUNCIL

Affordable Housing Policy requirements

The Council aims to ensure that 30% affordable housing is achieved on all new residential developments in the district where more than 11 units are proposed such as on this site. The applicants are proposing to provide 25 dwellings for affordable housing which meets this specific policy requirement.

Tenure

The Council's Affordable Housing policy requires a tenure split of 75% rented and 25% intermediate housing.

Housing Need

There is high demand for affordable housing throughout the Arun District for both rent and low cost home ownership. As at November 2018 there were 890 households in housing need on the Council's housing register.

S106 considerations and Affordable Housing Agreement

To meet the requirements of the council's Affordable Housing policy the applicants will need to provide 16 x rented and 9 x intermediate homes. Given the high need for 2 bedroom accommodation Arun DC would anticipate approximately 50% of the affordable homes to be 2 bedroom.

All of the necessary affordable housing requirements would need to be included in S106 planning obligation not secured by planning condition.

Summary

I have no objection to the application as currently presented.

Arian de Jong | Interim Housing Strategy & Enabling Manager, Arun District Council |
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From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 14 January 2019 09:46
To: Arjan De Jong
Subject: Planning Consultation on: LU/3/19/PL

To: **F A O TBC- Strategy Department**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Planning Permission

APPLICATION LU/3/19/PL

NO:

Registered: 8th January
2019

Site Address: Empty Supermarket Premises Avon Road Littlehampton BN17
6AT

Grid Reference: 502893 102198

Description of Works: Demolition of existing buildings & redevelopment of site comprising 83 No. residential units (C3 Dwelling Houses) & 158.5 sqm flexible retail floorspace GIA (A1 (Shops) and/or A2 (Financial & Professional Services) and/or A3 (Food & Drink) and/or D1 (Non-residential Institutions)) together with the provision of car & cycle parking, landscaping & associated works. This application affects the setting of listed buildings & affects the character & appearance of the East Street, Littlehampton Conservation Area.

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by 14-FEB-19.

You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website as can the leaflet which deals with material planning

considerations.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:

www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Regards

Planning Officer

consultee_email
