

TL Homes Ltd

Date: 3rd March 2021

Your Ref:

Please ask for: Mrs A Gardner

Our Ref: LU/3/21/DOC

Tel: 01903 737529

Dear Ms Kinchington,

Town & Country Planning Act 1990 (as amended)

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

Approval of details reserved by condition imposed under ref LU/287/17/PL relating to Condition Nos 6 - Construction Management Plan and 13 - hard & soft landscaping.

46a & 47 Pier Road and Land North of Clifton Road Littlehampton BN17 5LW

Notification regarding the above application:

Condition Number 6

Construction Management Plan

No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters,

- the anticipated number, frequency and types of vehicles used during construction,
 - the method of access and routing of vehicles during construction,
 - the parking of vehicles by site operatives and visitors,
 - the loading and unloading of plant, materials and waste,
 - the storage of plant and materials used in construction of the development,
 - the erection and maintenance of security hoarding,
 - the provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders),
 - details of public engagement both prior to and during construction works.
- An indicative programme for carrying out the works
- The arrangements for public consultation and liaison during the construction works.
- Measures to minimise the noise (including vibration) generated by the construction process to include hours of work,
- proposed method should foundation piling occur, the careful selection of plant and machinery and use of noise mitigation barriers.
- Detail of any flood lighting, including location, height, type and direction

Reason: In the interests of highway safety and the amenities of the area. It is considered necessary for this to be a pre-commencement condition because any works on the site could result in congestion or noise which could compromise highway safety and residential amenity in accordance with the NPPF

and policy GEN7 of Arun District Local Plan.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

This condition is discharged in so far as submission of details relates and refers to the CMP by Reports 4 Planning dated 23-12-2020 reference DGC-2020-014 and the additional information dated 17-02-2021 comprising Deliveries Schedule, Proposed Ground Floor Plan BR.01, Pier Road Site Layout.

The applicant is advised of the requirement to enter into early discussions with and obtain the necessary licenses from the Highway Authority to cover any temporary construction related works that will obstruct or affect the normal operation of the public highway prior to any works commencing (please call 01243 642105).

These temporary works may include, the placing of skips or other materials within the highway, the temporary closure of on-street parking bays, the imposition of temporary parking restrictions requiring a Temporary Traffic Regulation Order, the erection of hoarding or scaffolding within the limits of the highway, the provision of cranes over-sailing the highway.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning