[redacted]

-----Original Message-----
From: Chris Ward [redacted]
Sent: 07 April 2015 12:19
To: Ross Leal
Subject: RE: LU/45 & 46/15/PL

Good morning Ross

I hope that you enjoyed a short break from the office.

I have checked with the solicitors for Greencore and attach three plans.

The first is a copy of a plan from the Land Registry showing the areas of different Titles in the area. Please note that both the Director's cottage and Dutch Cottages remain under the same title No - WSX257957 which is owned by Greencore. This is provided for your information. Whilst I have no objection the disclaimer from the Land Registry suggests that this should not be distributed or copied so it may be inappropriate to post this on the web.

Having regard to the LR Details:-

The second Plan LP1-A is a revised site plan for Director's Cottage. This differs only from the submitted plan in that the former potentially includes a slice of highway verge in the south-west corner. I have redrawn this frontage to match the LR details.

The third Plan LP2-A revises the red edge to the 3 Dutch Cottages, in two respects. It now includes the turning area in the north-east corner, and also a triangular strip next to the highway. Both additions match the LR details.

I do not believe that either change is material, and whilst LP1 -A is necessary to avoid claiming ownership of highway land, LP2-A simply acknowledges that additional land is owned by the applicants. Increasing the red edge avoids showing these two additional areas in blue.

Whilst these comments and plans do respond to what the objector raised, there is nothing to suggest that any garden land has changed ownership as he suggests. Notwithstanding the revised plans, ownership is not actually material to the planning decision, given that the conditions which we are seeking to remove relate purely to occupancy.

I will respond later today to the additional points that were raised relating to current tenants being employed elsewhere in agriculture.

Regards

Chris Ward

Bryan Jezeph Consultancy Ltd, registered in England and Wales No 306 5949: Registerred office,The Gallery, 3 South Street, Titchfield, Hampshire, PO14 4DL

[redacted]

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-----Original Message-----
From: Ross Leal [mailto:Ross.Leal@arun.gov.uk]
Sent: 02 April 2015 15:47
To: Chris Ward
Subject: LU/45 & 46/15/PL

Chris,

A further letter raising a point in respect of land ownership and notice service. It is particular to Directors Cottage, but you will no doubt wish to ensure that Dutch Cottages are not affected also.

Obviously, as LPA we need to obtain confirmation that Cert. A is correct. Or, that Notice is served on the owner of the garden if not your client.

Clearly we are most unlikely to refuse over the issue as is suggested we might. There could however be delays to the application(s).

Ross

-----Original Message-----
From: Photocopier_DO_NOT_REPLY@arun.go.uk [mailto:Photocopier_DO_NOT_REPLY@arun.go.uk]
Sent: 02 April 2015 15:42
To: Ross Leal
Subject: Message from "nrg-planning1"

This E-mail was sent from "nrg-planning1" (Aficio MP 7502).

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