

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO:David Easton
FROM:	WSSC Highways - Public Rights of Way
DATE:	11 July 2022
LOCATION:	Land South of Grevatts Lane/A259 Climping
SUBJECT:	M/16/22/PL Laying out of an 18 hole 72 par golf course, a 9 hole golf course, practice greens and a driving range including a buggy compound; the formation of a new access onto the A259; construction of a club house with associated golf club facilities; the construction of a maintenance building and external area of hardstanding; the laying of parking, new roads and paths; new landscape planting; surface water drainage basins and water storage reservoirs; and other earth works and infrastructure. This application also lies within the parishes of Climping and Yapton, is a Departure from the Development Plan and affects a Public Right of Way. This application is subject to an Environmental Statement. From Arun DC - I am able to inform you that I have received an amendment to the above application dated 21st June 2022 relating to:- amended plans to address consultee points and slight amendment to red line plans.
DATE OF SITE VISIT:	n/a
RELEVANT PUBLIC RIGHTS OF WAY NUMBER(S):	FP165
RECOMMENDATION:	No Objection (With Conditions)
S106 CONTRIBUTION TOTAL:	n/a

Thank you for the opportunity to comment on the above numbered planning application. This proposal has been considered by means of a desktop study, using the information and plans submitted with this application, in conjunction with other available WSSC map information. In respect to the above planning application I would provide the following comments.

WSSC PRoW team previously commented on this proposal dated 23rd March 2022, specifically on the developer's plans for PRoW Footpath 165. A number of comments were made along with requests for additional information. Further information has now been submitted by the applicant. This additional information includes

- email correspondence
- Technical Note response to WSSC PRoW 22.04.22 – JNY10830-09
- Rights of Way Details 171-UW-P-B-026 Rev B

The *Technical Note Response to WSCC PRoW 22.04.22 – JNY10830-09* document states in para 1.14 that

- the section of the route between the Ryebank Rife and the entrance to the site will be improved with a 3m wide footpath with planting either side.
- The remainder of the route south of the Ryebank Rife will be improved to make the route clearer, removing shrubs etc. and the surface will be improved to provide a chipped bark surface or similar appropriate material taking account of existing TPO status of trees in this location. Proposed details to be secured by condition.

I note your intention to keep FP165 as a footpath and improve the northern section as a 3m wide footpath with planting either side. This is welcomed.

I also welcome your intention to improve the remainder of the route south including the surface. This intention is contradicted however with *The Rights of Way Details 171-UW-P-B-026 Rev B* document which indicates that the route is merely to be retained, not improved.

Whilst I understand there is a need for different treatment of the remainder of the route south, I would welcome the improvement of the surface of this section of the footpath, southwards, through the new golf course. Specifically, I would look for the surface to meet our specifications for rural footpaths so that we can maintain the route going forward. Any TPOs with Root Protection Areas may require different treatment which can be advised on by the WSCC PRoW team.

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Donna Trethewey
Planning and Communities Officer
Public Rights of Way
West Sussex County Council