

From: Simon Davis
Sent: 08 September 2021 18:35
To: 'CARNELL Paul' [REDACTED]
Subject: RE: M/99/21/PL Guernsey Farm, Yapton Road

Dear Paul,

I have had a look at the application this afternoon.

I am of a mind that this can be supported but can you provide me with a response to ALP policy EMP DM1 (10) Farm Diversification. I acknowledge that your submission responds to EMP DM1 (7) re Rural Conversion but the proposal could also be assessed under part (10) and the Parish Council response considers it on this basis. In particular, can you advise re:

*"Proposals for new rural enterprises within established agricultural holdings will be permitted provided that:
a. The scheme benefits the economy of the rural area of which it is part" and "Proposals must set out how the scheme will assist in retaining the viability of the farm and its agricultural enterprise, and how it links with any other short or long term business plans for the farm."*

Once I have this, I can then give a firmer indication.

Kind Regards

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

T: 01903 737874
E: simon.davis@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to
<https://www1.arun.gov.uk/planning-application-finder>

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil
Sign up to our newsletter [here](#)



From: CARNELL Paul [REDACTED]
Sent: 08 September 2021 14:53
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: M/99/21/PL Guernsey Farm, Yapton Road

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Dear Simon,

All noted – thanks again for the update. Look forward to hearing from you,

Kind regards
Paul

Paul Carnell BA(Hons) MA MRTPI
Associate Director – Planning Department
Strutt & Parker, 201 High Street, Lewes, East Sussex, BN7 2NR



From: Simon Davis [mailto:Simon.Davis@arun.gov.uk]
Sent: 08 September 2021 14:50
To: CARNELL Paul [REDACTED]
Subject: RE: M/99/21/PL Guernsey Farm, Yapton Road

Dear Paul,

Thanks for your email. After writing to you yesterday I then noticed a Parish Council objection. This means that if we are to recommend approval, we would need to take the application to Committee. Having only just received the application yesterday, I am not able to get it on the agenda for the 27/09/21 Meeting (the agenda for that closes this Friday) so if we are to recommend approval, it would need to go to the 27/10 Meeting and we would need an additional extension of time. I am planning on reviewing the proposal in the next few days and have also asked Juan Baeza, the East Team Leader for his view as I don't know the site or any history. Therefore, I will let you know what our likely recommendation will be.

Kind Regards

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

T: 01903 737874
E: simon.davis@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to
<https://www1.arun.gov.uk/planning-application-finder>

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil



From: CARNELL Paul [REDACTED]
Sent: 08 September 2021 14:41
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: M/99/21/PL Guernsey Farm, Yapton Road

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Dear Simon,

Thank you for the update. [REDACTED]

I will need to take instruction on the EoT, however my client contact is on leave until next week so I may not be able to confirm until that point. I am sure there will be no issue, but I would like to run this past them first.

Once you have been able to review, please do get in touch with me and let me know your thoughts. I know there is some local objection, but it feels like they are worried that the site would become some kind of large industrial estate. As you will see when you review, there are no extensions or alterations proposed to the existing buildings or hard standing areas, and whilst a mix of commercial uses is sought the size of the units would very much dictate the type and intensity of activity that could take place. Appropriate conditions can also be attached (as you know) if there are any matters that need controlling in this way.

In any case, once you are in a position to do so, I would welcome a conversation about the proposal if you think it would be helpful in your determination. I will respond as soon as I can about the EoT.

Kind regards,

Paul

Paul Carnell BA(Hons) MA MRTPI
Associate Director – Planning Department
Strutt & Parker, 201 High Street, Lewes, East Sussex, BN7 2NR
[REDACTED]



From: Simon Davis [<mailto:Simon.Davis@arun.gov.uk>]
Sent: 07 September 2021 17:54
To: CARNELL Paul [REDACTED]
Subject: M/99/21/PL Guernsey Farm, Yapton Road

Dear Mr Carnell,

[REDACTED] I have been reallocated this application. I appreciate that it is due for a decision next Wednesday but I have my own caseload and I won't be able to meet this deadline. I am writing to request an Extension of Time until 15th October 2021. I may be able to do it sooner but it would be helpful to me if you would agree to this extension in case I cannot.

Kind Regards

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

T: 01903 737874
E: simon.davis@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to
<https://www1.arun.gov.uk/planning-application-finder>

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil
Sign up to our newsletter [here](#)



<http://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.

This email is confidential and may contain legally privileged information. If you are not the intended recipient it may be unlawful for you to read, copy, distribute, disclose or otherwise make use of the information herein. If you have received this email in error please contact us immediately. Strutt & Parker will accept no liability for the mis-transmission, interference, or interception of any email and you are reminded that email is not a secure method of communication.

Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited, a private limited company registered in England and Wales (with registered number 4176965) and whose registered office is at 5 Aldermanbury Square, London EC2V 7BP.

For further details of Strutt & Parker please visit our web site

<http://www.struttandparker.com>.

<http://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.

This email is confidential and may contain legally privileged information. If you are not the intended recipient it may be unlawful for you to read, copy, distribute, disclose or otherwise make use of the information herein. If you have received this email in error please contact us immediately. Strutt & Parker will accept no liability for the mis-transmission, interference, or interception of any email and you are reminded that email is not a secure method of communication.

Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited, a private limited company registered in England and Wales (with registered number 4176965) and whose registered office is at 5 Aldermanbury Square, London EC2V 7BP.

For further details of Strutt & Parker please visit our web site

<http://www.struttandparker.com>.