

[REDACTED]

From: Julian Evans [REDACTED]
Sent: 05 August 2021 11:01
To: Simon Davis <Simon.Davis@arun.gov.uk>
[REDACTED]
Subject: RE: P/111/21/RES - Land adj to Sefter School House

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Good morning Simon,

Thank you for the early email response which is understood and gratefully received.

We have requested the applicant appoint a detailed Landscape Design by a specialist, which includes items for biodiversity enhancement and will advise in due course. They will be using our drawings as a strategic basis for their details, where we show locations for soft planting (north of homes) and biodiversity enhancement (wild area to north east).

Regards, Julian

Julian Evans (Director)
Alcove Architecture Ltd Registered in England, company number 8543375

[REDACTED]

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From: Simon Davis <Simon.Davis@arun.gov.uk>
Sent: 04 August 2021 17:11
To: Julian Evans [REDACTED]
Subject: P/111/21/RES - Land adj to Sefter School House

Dear Julian,

I am your case officer. I have been having an initial look at this application and I note that there is no detailed landscaping scheme yet landscaping is a reserved matter and so must be determined through this application (it is not appropriate to reserve it to a condition). In addition, I note that there is no response to condition 20 on the Outline which required the submission of a biodiversity enhancement plan with the Reserved Matters:

(20) The biodiversity enhancements set out in the EIA (prepared by Lizard, dated 18/12/19) and the Biodiversity Enhancement Statement (prepared by E Lawrence Planning, received 07/08/2020) must be implemented. Further information (to include an annotated site plan showing siting, scale and nature of

proposed biodiversity enhancement measures) will be required to be submitted to and approved by the Local Planning Authority at reserved matters stage.

In practice, this detail could be included with the landscaping scheme as there is likely to be some crossover however, we do need both this and the landscaping to be submitted for determination at this time. Please advise how long you require to provide this information.

Kind Regards

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

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