
FW: Pagham - RM Road - P/167/25/RES - ACTION PLAN REQUEST

From Simon Davis <Simon.Davis@arun.gov.uk>

Date Fri 27/02/2026 11:44

To Planning.Responses <Planning.Responses@arun.gov.uk>

 4 attachments (5 MB)

Lighting Parameters 4313-DFL-ELG-XX-CA-EO-13001-S3-P02.pdf; Design Summary Report 4313-DFL-HLG-XX-RP-EO-13001-S3-P02.pdf; Lighting Report 4313-DFL-HLG-XX-CA-EO-13001-S3-P02.pdf; Lighting Plan 4313-DFL-HLG-XX-DR-EO-13001-S3-P02.pdf;

Hi,

Please supersede IDs 22, 23, 26, 27, 31, 32, 34

Please then add the attached as substitutes (the Lighting Plan is a Sub Plan; the rest are Sub Docs).

Please send a 10-day re-con to ECO please.

Thanks.

Simon

Simon Davis MRTPI

Principal Planning Officer, Directorate of Growth

T: 01903 737874

E: simon.davis@arun.gov.uk

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From: Cleo Jefferie 

Sent: 25 February 2026 15:27

To: Simon Davis <Simon.Davis@arun.gov.uk>

Cc: Darren Schofiel [REDACTED] James Smit [REDACTED] >
Subject: RE: Pagham - RM Road - P/167/25/RES

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Hi Simon,

I hope you are well.

Please see the attached updated Design Summary Report, Lighting Parameters documents and Lighting Layout Plan in relation to the Ecology comments below.

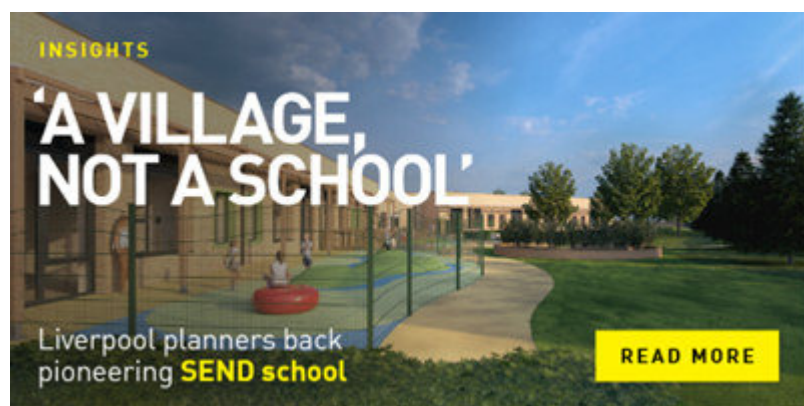
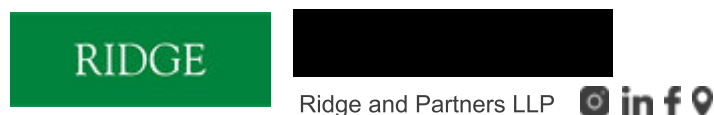
The updated Design Summary Report outlines in paragraph 8.2.1. that "All lighting units are to be specified with a correlated colour temperature (CCT) of 2700K as to account for the ecologically sensitive nature of the site."

We trust this addresses the below comments, but if you require any further information, please don't hesitate to contact James or I.

Kind regards
Cleo

Cleo Jefferies | Assistant Planner

Working days: Mon, Wed, Thurs & Fri (Masters on Tues)



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From: James Smit [REDACTED]
Sent: 17 February 2026 15:25
To: Simon Davis <Simon.Davis@arun.gov.uk>
Cc: Darren Schofiel [REDACTED] Cleo Jefferie [REDACTED]
Subject: RE: Pagham - RM Road - P/167/25/RES

Hi Simon,

Thank you for the Parish update.

I have passed on the lighting comments to our consultant, and will let you know of the response in due course.

Kind regards,

James

James Smith | Associate Partner - Town and Country Planning
MRTPI

RIDGE

Ridge and Partners LLP   



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From: Simon Davis <Simon.Davis@arun.gov.uk>
Sent: 17 February 2026 15:20
To: James Smit [REDACTED]
Cc: Darren Schofie [REDACTED]
Subject: RE: Pagham - RM Road - P/167/25/RES

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Dear James,

The Pagham Parish Clerk has confirmed this will be in the agenda on the 24th.

In the meantime, I have had a further comment from our Ecologist:

"I have reviewed the updated lighting technical note and see there has been no change to the kelvin levels. No detail on how this is compliant with the guidance or what the other lighting scheme that this is linked to is.

Because the site is located close to Pagham Harbour SSSI all efforts to reduce light pollution should be considered.

Table 3, page 64 of the Guidance note GN08 bats and artificial lighting at night suggests lower levels of lighting temperature could be adopted.

Other developments in the area have set Kelvin levels at 2700.

I have concerns regarding the compliance of the scheme and the guidance.”

I note your Lighting Technical Note states a 4000K luminaire has been proposed to maintain consistency with the original Enervio lighting design implemented to the south of the scheme. However, as far as I can see, the two adjoining sites both have pre-occupation conditions controlling lighting that need to be discharged so it is unclear which site you are referring to. In any case, even if 4000k has been approved elsewhere, it does not follow that 4000k is appropriate on every site. I would therefore encourage you to agree to 2700k.

Kind Regards

Simon

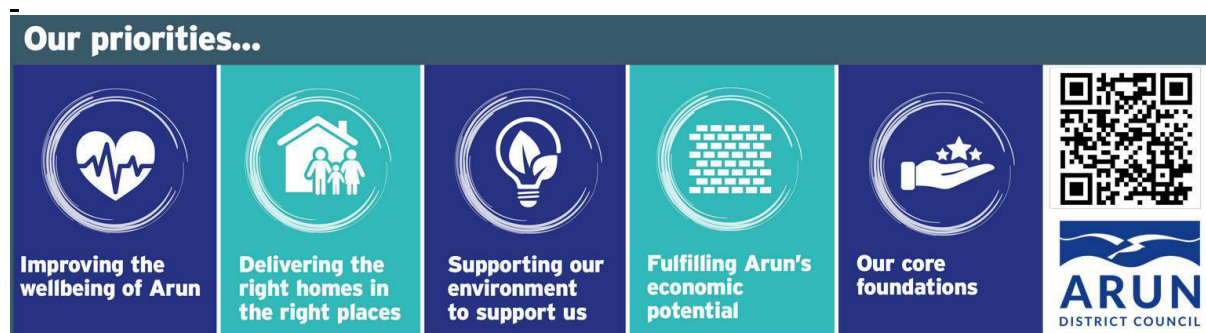
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