

[REDACTED]

From: Nicola Moore on behalf of Planning.Responses
Sent: 13 November 2019 10:22
To: Planning Scanning
Subject: FW: Chasing Consultation responses re: R/220/19/PL

[REDACTED]

Nicky Moore | Technical Support Assistant, Planning Department, [Arun District Council](#) | Location: First floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF

[REDACTED]

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From: Richard Castro-Parker [REDACTED]
Sent: 13 November 2019 08:15
To: Planning.Responses [REDACTED]
Subject: FW: Chasing Consultation responses re: R/220/19/PL

Hi,

[REDACTED]

Thank you

Richard Castro-Parker
Senior Planning Officer (Contract)
Arun District Council

From: Kate Giddings [REDACTED]
Sent: 12 November 2019 16:58
To: Richard Castro-Parker [REDACTED]; Miriam Nicholls [REDACTED]
Cc: Juan Baeza [REDACTED]
Subject: RE: Chasing Consultation responses re: R/220/19/PL

Dear Richard,

Thank you for your e-mail.

I received the above application today and having reviewed the submission, EH would please like to make the following comments:

- No construction activities shall take place, other than between 08:00 to 18:00 hours (Monday to Friday) and 08:00 to 13:00 hours (Saturday) with no noisy working activities on Sunday or Bank Holidays

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adoption Arun Local Plan 2011 – 2031

- No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to, and approved in writing by, the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters:

- a. An indicative programme for carrying out of the works
- b. Details of the arrangements for public engagement / consultation both prior to and continued liaison during the construction works
- c. Measures to minimise the noise (including vibration) generated by the construction process to include hours of work, proposed method of piling for foundations, the careful selection of plant and machinery and use of noise mitigation barrier(s)
- d. Details of any floodlighting, including location, height, type and direction of light sources and intensity of illumination
- e. the parking of vehicles of site operatives and visitors
- f. loading and unloading of plant and materials, including permitted times for deliveries
- g. storage of plant and materials used in constructing the development
- h. the erection and maintenance of security hoarding including decorative displays and facilities for public viewing, where appropriate
- i. the provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulations Orders)
- j. measures to control the emission of dust and dirt during construction
- k. a scheme for recycling / disposing of waste resulting from demolition and construction works i.e. no burning permitted

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adoption Arun Local Plan 2011 – 2031

- No external lighting shall be installed until details have been submitted to, and approved in writing by the Local Planning Authority prior to the commencement of the development. This submission shall include a layout plan with beam orientation and a schedule of light equipment proposed (luminaire type; mounting height; aiming angles and luminaire profiles). The approved scheme shall be installed, fully assessed by a competent individual when operational to ensure no light creep / bleed, maintained and operated in accordance with the approved details unless the Local Planning Authority gives its written consent to the variation.

Reason: To protect the appearance of the area / the environment and wildlife / local residents from light pollution.

- Construction work shall not commence unless and until an impact assessment of the noise from the development on the nearest noise-sensitive receptor(s) has been completed and submitted in writing to the Local Planning Authority. The impact assessment shall include noise from deliveries and operation of the development and shall include a noise mitigation scheme. The assessment shall have regard to the principles of BS 4142:2014 and achieve a difference between the measured 'rating' level and the measured 'background' level of at least 5dB(A). A test to demonstrate compliance with the noise mitigation scheme shall then be undertaken by a competent acoustician / consultant before the use commences.

Reason: To protect the amenity of local residents in accordance with Policy QE DM1 of the Adoption Arun Local Plan 2011 – 2031

- The use hereby permitted shall not be carried on unless and until details of a suitable provision of sanitary accommodation (in line with the guidelines set out within the Arun District Council document entitled: 'Provision of sanitary accommodation in food businesses') has been submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of maintaining adequate amenity to local residents and visitors to the area.

- Prior to the first operation of the premises, a scheme and maintenance schedule for the extraction and treatment of fumes and odours generated from cooking or any other activity undertaken on the premises, shall be submitted to and approved in writing by the Local Planning Authority. Any equipment, plant or process provided or undertaken in pursuance of this condition shall be installed prior to the first operation of the premises and these shall thereafter be operated and retained in compliance with the approved scheme.

Reason: To protect the amenity of local residents in accordance with Policy QE SP1 of the Adoption Arun Local Plan 2011 – 2031

- Prior to the first use of the premises, details of any plant (including ventilation, refrigeration and air conditioning) and/or ducting system to be used and the method of control of noise and vibration of this plant shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details, retained in perpetuity as agreed and the plant/equipment shall be permanently maintained in good order thereafter.

Reason: To protect the amenity of local residents in accordance with Policy QE DM1 and D DM1 of the Arun Local Plan.

- Deliveries and collections to and from the premises, including recycling and refuse, shall be made only between the hours of 08.00 and 19.00 Monday to Saturday and 10:00 and 18:00 on Sundays and Bank and Public Holidays.

Reason: To protect the amenity of local residents in accordance with Policy QE DM1 and D DM1 of the Arun Local Plan.

- The owner(s) of any commercial property (warehouses, offices, etc.) built before 2000 are legally obliged to hold a copy of an asbestos register for each property in their portfolio. The Council need to be satisfied that if any asbestos previously identified is still present, it is either removed or suitably managed to minimise risk to human health as there is no safe threshold for asbestos exposure. A copy of the asbestos register and any remedial strategy (where appropriate), must be provided in writing to the Local Planning Authority prior to any works commencing.

Reason: To protect the amenity of local residents in accordance with Policy QE DM4 of the Adopted Arun Local Plan 2011 – 2031

Informative:

The granting of this planning permission does not in any way indemnify against statutory nuisance action being taken should substantiated complaints within the remit of the Environmental Protection Act 1990 be received. For further information please contact the Environmental Health Department on [REDACTED]

The application makes no reference to the following elements, therefore EH will expect to comment separately:

- type of business(es) which may occupy this unit
- proposed opening hours
- provision of smoking area(s) and/or management thereof
- provision of music and/or entertainment
- provision of disabled toilet facilities
- noise management plan
- management of the outdoor seating area.

Should you wish to further discuss, please do not hesitate to make contact via e-mail or on my mobile as I am working from home today.

Thank you,

Kate.

Kate Giddings | Senior Technical Officer, Environmental Health, Arun District Council | Location: Arun Civic Centre, Maltravers Road,
Littlehampton, West Sussex, BN17 5LF

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From: Richard Castro-Parker [REDACTED]

Sent: 12 November 2019 15:21

To: Kate Gidding [REDACTED] Miriam Nicholls [REDACTED]

Cc: Juan Baeza [REDACTED]

Subject: Chasing Consultation responses re: R/220/19/PL

Dear Kate and Miriam,

I am just chasing Consultation responses re: R/220/19/PL. This application has a determination date of the 14/11/19.

I hope to hear from you shortly regarding the above.

Thank you ☺

Richard Castro-Parker
Senior Planning Officer (Contract)
Arun District Council