WYG Planning & Environment
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Our ref. A078534
Planning Portal Ref. PP-02436425

Mr. Cian Cronin
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

1st February 2013

Dear Mr. Cronin,

Sainsbury's Supermarkets Ltd
Unit A, Rustington Retail Park, New Road, Littlehampton, BN16 3RT
Full Application for Temporary Structures and Alterations to Existing Building

On behalf of our client, Sainsbury's Supermarkets Ltd, please find enclosed an application for planning permission at the above site. The description of development is:

"Erection of temporary structures adjacent to western elevation of the store, along with various permanent aesthetic and access alterations to main building."

Accordingly, this application comprises the following documents:

- Completed application form, dated 31st January 2013;
- Completed Certificate B, dated 31st January 2013;
- Design & Access Statement, Prepared by CHQ Architects;
- Copies of the following plans:
    - CHQ.11.9647-PL30 'Temporary Store Site Location Plan'
    - CHQ.11.9647-PL32 'Temporary Store Proposed Site Plan'
    - CHQ.11.9647-PL33 'Existing/Proposed Store Plan'
    - CHQ.11.9647-PL14 'Temporary Store Elevations'
    - CHQ.11.9647-PL34 'Temporary Store Elevations'.
    - CHQ.11.9647-PL36 'Temporary Store Proposed Block Plan'.

This application has been submitted via Planning Portal, and the application fee has been calculated at [redacted] A cheque made payable to Arun District Council for this fee has been sent under separate cover, with the Planning Portal reference marked clearly on the back.

Site Context and History

The site comprises the currently vacant Focus unit at Rustington Retail Park. Planning permission was granted on 1st November 2012 (ref. R/60 /12) which allows the unit to operate as a food store for a period of 18 months whilst the existing Sainsbury's foodstore to the east of the site is redeveloped.

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Consequently, Sainsbury's is preparing to move into the Focus unit in order to allow work to start on the existing site, and is seeking minor alterations to the Focus unit in order for it to operate efficiently as a temporary foodstore.

Proposed Changes

The proposals can be seen on the submitted plans, and further details can be found in the design and access statement accompanying the application.

It is proposed to erect temporary structures adjacent to the western elevation of the store which was previously used by Focus as a garden centre area. In order to create the additional back of house space that is required by Sainsbury's it is proposed to install temporary buildings that will include a bakery, plant area in addition to various offices and staff toilet facilities. These temporary structures have a total area of 453 sqm GEA, and will be linked by a new canopy. The existing garden centre mesh perimeter fence is to be retained to ensure that the facilities are secure.

The temporary structures will be finished with white walls and fascias, with a grey Aluzink roof. None of the proposed structures will exceed 5.15m in height and as such will sit below the roof line of the existing building and will not add any bulk or result in an addition that will be out of scale in the context of the site. The top of the proposed structures will be visible above the fence.

In addition to the above temporary structures, it is proposed to make some minor alterations to Unit A. These include refinishing of the existing canopy over the store entrance in white, along with refinishing the cladding in light grey. A replacement fire exit door on the eastern elevation will also be installed and will be fully glazed with mid grey frames. The existing double door to the garden centre area is to be partially infilled with provision of a new single door to provide access to this area. Existing door and glazing frames will also be painted mid grey.

The changes proposed will allow Sainsbury's to operate efficiently whilst the temporary store is trading. It is important to stress that the temporary units will be removed following closure of the temporary store, whereas the changes to the existing building will remain. It is considered that the proposals are in accordance with national and local planning policy and should therefore be approved without delay.

I trust everything has been submitted to enable the registration and validation of the application, and I look forward to receiving confirmation of this in due course. In the meantime if you require any further information please do not hesitate to contact me or my colleague, Serena Page, at this office.

Yours sincerely,

[redacted]

Peter French
Town Planner
For and on behalf of WYG Environment Planning Transport Ltd

100 St John Street, London, EC1M 4EH

[redacted]

WYG Environment Planning Transport Ltd Registered in England Number: 3050297

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