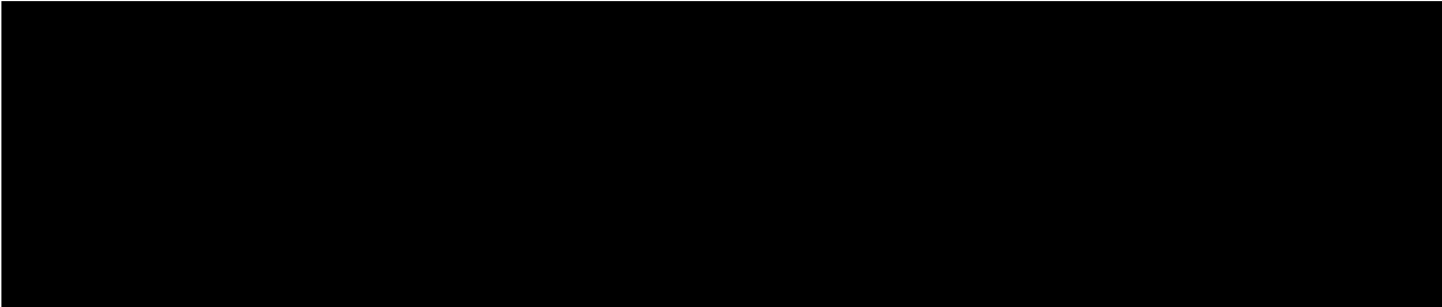
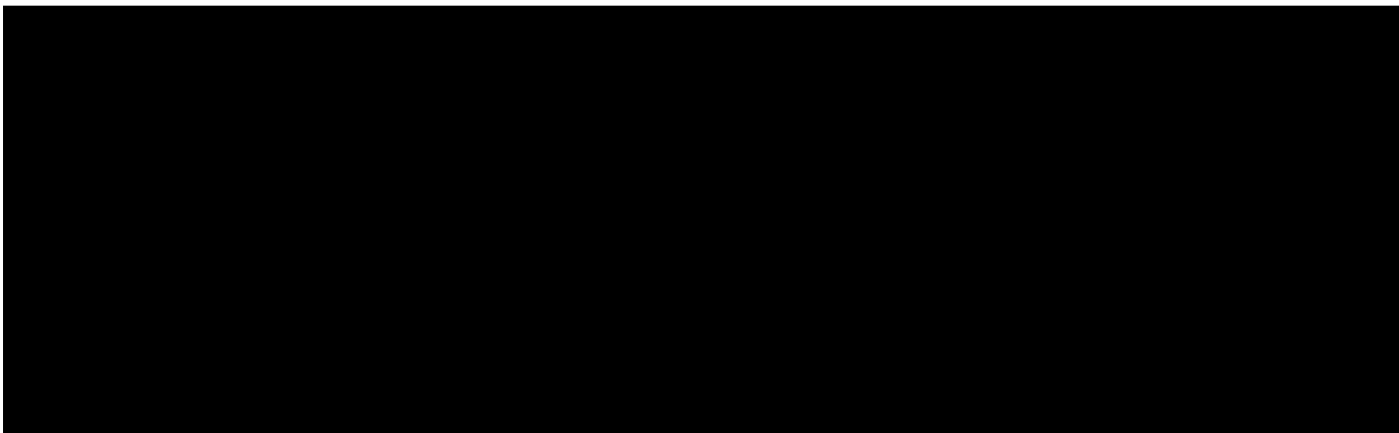


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From: Sue Howell <Sue.Howell@arun.gov.uk>

Sent: 02 March 2022 15:04

To: Michael Eastham <Michael.Eastham@arun.gov.uk>

Subject: FW: WA/127/21/OUT

Importance: High

Hi Michael

Thank you for sending through the most recent layout which now shows the watercourse within the POS areas.

I concur totally that the swale as shown appears to be in direct conflict with the existing and proposed landscaping in this area. It would appear that the swale occupies the ground where the existing (north-south and east-west) and to be retained trees and hedge line are located. Existing vegetation will not thrive in a water saturated environment and new planting will fail to establish.

The drawings need to be amended to clearly show the interface between the existing and new vegetation and SuDS watercourse features.

We would also not want to see back fences facing onto POS areas in the N/W corner of the site which effectively would form a corridor in this location. Relocation of the dwellings from this portion of the site would increase all round greenspace buffer to this area and provide a better connected green route around the development.

Kind regards

Sue

Sue Howell
Leisure and Landscape Officer,
Greenspace + Emergency Planning

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From: Michael Eastham <Michael.Eastham@arun.gov.uk>
Sent: 28 February 2022 15:57
To: Peter Cleveland [REDACTED]
Cc: Sue Howell <Sue.Howell@arun.gov.uk>
Subject: RE: WA/127/21/OUT
Importance: High

Hi Peter,

Thanks for submitting the amended layout plan.

The amended layout plan shows a water-filled swale running north-south and east-west through the site, with trees and hedges growing in it. Trees and hedges would not survive in a water-filled swale. The water-filled swale should be removed from this location.

The 7 houses in the north western corner of the site have been moved further 10 metres away from the western boundary, but the orientation of the houses would result in rear garden fences facing onto the public open space, which would not be visually attractive when viewed from the public open space. I would urge you to remove the 7 houses from the north western corner of the site and re-locate them within the main footprint of the residential development in the centre of the site.

I look forward to receiving your reply.

Kind regards,

Michael

From: Peter Cleveland [REDACTED]
Sent: 25 February 2022 08:34

To: Michael Eastham <Michael.Eastham@arun.gov.uk>

Subject: RE: WA/127/21/OUT

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Morning Michael

As this is an outline with all matters reserved, the precise open space provision cannot be fixed. However, the indicative site layout shows around 3 hectares of open space, which exceeds the SPD requirement by nearly 2 hectares. This is confirmed in the Planning Statement.

I will get the DAS updated and back to you shortly.

In terms of the updated layout. This is attached and shows the emergency access to Field Close and a 10metre dark corridor on the western boundary, in line with the updated Ecology Mitigation and Enhancement Statement also attached.

I am around today, save for a meeting between 9.30-11am if you would like to discuss.

Kind regards,
Peter

From: Michael Eastham [<mailto:Michael.Eastham@arun.gov.uk>]

Sent: 24 February 2022 22:26

To: Peter Cleveland

Subject: [EXTERNAL] WA/127/21/OUT

Importance: High

Peter,

Please could you confirm the precise area in hectares that would be occupied by formal and informal public open space, and the precise area in hectares that would be occupied by play space in WA/127/21/OUT, this information has not been provided in the Design and Access Statement?

Could you confirm if and when the Design and Access Statement is going to be amended to include the correct site area of **8.15 hectares**?

When will the amended layout plan be submitted which will include the provision of an emergency vehicle access from the south; together with a footway/cycleway and green infrastructure surrounding the entire site?

Kind regards,

Michael

Michael Eastham BA (Single Hons) Dunelm, MTp, MRTPI
Principal Planning Officer,
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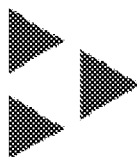
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Peter Cleveland

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