

[REDACTED]

From: Caroline Gould [REDACTED]
Sent: 11 June 2021 12:53
To: Edward Anderson [REDACTED]
Cc: Jeremy Gardiner [REDACTED] Neil Crowther <Neil.Crowther@arun.gov.uk>
Subject: RE: WA/32/21/PL - Land at West Walberton Lane, Walberton, BN18 0QF

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Dear Edward

Many thanks for your prompt response, it is much appreciated, and for confirming your position which is very helpful. We will liaise with Neil Crowther further on this matter to confirm the LPA's position and come back to you further as required.

Thank you again and kind regards

Caroline

Caroline Gould
Associate Planner
Pegasus Group
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3 West Links | Tollgate | Chandlers Ford | Eastleigh | Hampshire | SO53 3TG

[REDACTED]

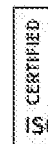
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From: Edward Anderson [REDACTED]
Sent: 11 June 2021 12:37
To: Caroline Gould [REDACTED]
Cc: Jeremy Gardiner [REDACTED] Neil Crowther <Neil.Crowther@arun.gov.uk>
Subject: RE: WA/32/21/PL - Land at West Walberton Lane, Walberton, BN18 0QF

Good afternoon Caroline,

Thank you for bringing this to my attention. I would offer the following comments in response to this:

The mineral safeguarding assessment within the Planning Statement identifies the environmental restraints posed by the conservation area and would be within 100m of surrounding residential dwellings. This, coupled with the clayey soils as identified within table 7.2.1, suggest that the environmental constraints and poor quality of the resource would likely result in the economic value of resource being reduced in this case. Regardless, mineral sterilisation will still occur.

Taking into account the above, the Local Planning Authority (LPA) must be satisfied that an overriding need for the non-mineral development exists, sufficient to outweigh the safeguarding of the resource. The LPA should seek to ensure that the possibilities for incidental extraction/use of the mineral resource within the development (as suggested within the planning statement) are secured where necessary; the MWPA would be open to discussion of a suitable condition or informative should the LPA wish to secure this. Subject to the LPA's satisfaction, the MWPA would offer no objection to the development on these grounds.

Kind regards,

Edward Anderson

Planner, County Planning, Planning Services

West Sussex County Council, Ground Floor, Northleigh, County Hall, Chichester, West Sussex, PO19 1RQ

From: Caroline Gould [REDACTED]
Sent: 11 June 2021 12:02
To: Edward Anderson [REDACTED]
Cc: Jeremy Gardiner [REDACTED] Neil Crowther <Neil.Crowther@arun.gov.uk>
Subject: WA/32/21/PL - Land at West Walberton Lane, Walberton, BN18 0QF

Dear Edward

I refer to the above planning application and to your attached consultation response associated with the same.

I confirm that I have reviewed your comments with the Applicant and note that you have requested additional information to be submitted prior to the determination of the application.

I note that within the Planning Statement submitted as part of the application (attached for your reference), we have included a section which addresses Minerals Safeguarding – please see paragraphs 6.54 to 6.58 (pages 45-46) of the attached statement. I am not sure whether you were sent a copy of this document and have therefore seen this information? You will see that this confirms that, in our view, extraction in this location is not appropriate or possible and explains the reasons why. It also confirms that the Applicant is willing to offer incidental extraction on-site during the development process, to be reused for the construction of the proposed development.

I would be grateful if you can please review the details provided in the attached statement and confirm whether you are in a position to withdraw your request for additional information accordingly?

I have copied this email to the Case Officer, Neil Crowther at Arun DC, for his information.

If you have any questions or wish to discuss anything further, please do not hesitate to contact me. I look forward to hearing from you at your earliest opportunity.

Kind regards

Caroline

Caroline Gould
Associate Planner
Pegasus Group

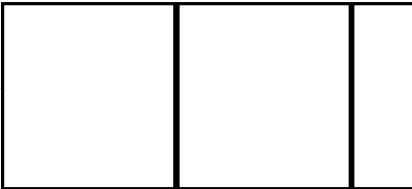
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