



From: Sue Howell <Sue.Howell@arun.gov.uk>
Sent: 26 May 2021 18:19
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Michael Eastham <Michael.Eastham@arun.gov.uk>
Subject: Planning Consultation on: WA/93/20/PL

Response to Planning Application

From: Arun District Council Greenspace

Date: 26 May 2021

Application ref: WA/93/20/PL

Description: Alternative access & emergency access along with minor highway works following WA/95/18/RES. This site is in CIL Zone 2 (Zero Rated) as other development.

Location: Tye Lane Walburton BN18 0LU

Determining Authority: Arun DC

Summary recommendation: Recommend **information still required** re the submission of a detailed tree survey to show the intended impact on the existing trees and hedging in this location. This will need to follow with mitigation details to be submitted for approval showing how these counteract the proposed impact of these proposals.

Comments

Response – Further comment to that submitted 04/02/2021

The latest revision of Dwg Public Open Space landscape proposals sheet 1 of 4 DWG CSA/3823/107 Rev P of this application still suggests that an area of existing hedgerow and trees within this site boundary will be effected by the proposals. The actual detail of the proposed removals is still not clear, particularly re proposed tree removals, this information will be required to be submitted for approval by the LPA Tree Officer.

Impact on the existing vegetation in this area will have significant detrimental impact on established habitat and will result in biodiversity net loss. Full detail of the proposals in this area will need to be submitted for approval. The revision P Dwg above does not address this information.

Impact

The potential impact of the proposals will result in permanent change to the road scene in this location.

Mitigation/requirements

Additional landscape provision will be required once the extent of the required removals is known. Additional protection will be required to the adjacent trees and hedges which are to remain in this area and whose canopy and root protection areas will fall within the construction area of these proposals. The green boundary treatment and mitigation to counteract the proposed loss along this entrance boundary will need to include tree and shrub species, suitable to enhance and blend with the existing species mix in this location. Biodiversity and habitat connection will need to be a consideration of any mitigation proposals. Mitigation planting should be at a size which provides instant gains and which will aid recovery of the impacted area in the shortest possible time, but which will also establish and mature as the site develops.

Recommendation/Conclusion

Recommend **information still required** re the submission of a detailed tree survey to show the intended impact on the existing trees and hedging in this location. This will need to follow with mitigation details to be submitted for approval showing how these counteract the proposed impact of these proposals.

Sue Howell

Leisure and Landscape Officer,
Greenspace + Emergency Planning

T: 01903 737943

E: sue.howell@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk



From: Planning.Responses <Planning.Responses@arun.gov.uk>

Sent: 05 April 2021 12:19

To: Tree Landscape <Tree.Landscape@arun.gov.uk>

Subject: Planning Consultation on: WA/93/20/PL

To: **Parks and Landscapes**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990

Application No: WA/93/20/PL
Registered: 30th March 2021
Site Address: Land East of Tye Lane Walberton BN18 0LU
Grid Reference: 497404 106234
Category: Plan Applicat'n
Description of Works: Alternative vehicular access off Tye Lane & emergency access off Avisford Park Road, along with minor highway works following WA/95/18/RES. This site is in CIL Zone 2 (Zero Rated) as other development.

I am able to inform you that I have received an amendment to the above application dated 5th April 2021 relating to:- amended Location plan and additional plans

[Click here to view the plans and documents](#)

If you should wish to make further representations as a result of this amendment you should click the link below and then click on 'Enter comment'.

[Click here to make further comments](#)

Please make any further comment by **14th May 2021**.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. We will aim to redact signatures, telephone numbers and email addresses but please help us by not incorporating them in the body of your text. Please make sure that you only include information that you are happy will be published in this way. If you supply information belonging to a third party, you must make sure you have their permission to do so.

Yours sincerely

Michael Eastham

Planning Case Officer- Arun District Council

Telephone: 01903 737772

Email: michael.eastham@arun.gov.uk

FLREC:CN (ODS) 2018