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Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Sue Howell <Sue.Howell@arun.gov.uk>
Sent: 03 November 2021 09:06
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: Planning Consultation on: Y/141/21/PL

Response to Planning Application

From: Arun District Council Greenspace

Date: 3 November 2021

Application ref: Y/141/21/PL

Description: Temporary Sales Cabin & associated landscaping. This application may affect the setting of listed buildings, may affect the character & appearance of the Main Road/Church Road Conservation Area, affects a Public Right of Way & is in Strategic Site SD7 (Zero Rated) as other development.

Location: Land East of Drove Lane Yapton BN18 0EB

Determining Authority: Arun DC

Summary recommendation: I would recommend **no landscape objection** due to the temporary nature, subject to reversion of landscaping as approved plans post sales cabin removal.

Comments

Relevant landscape designations:

There are no physical, visual, historical or cultural links, protected landscapes, scheduled ancient monuments or Historic Parks or Gardens associated with this element of the site.

Response

The proposals within this application are for the provision of temporary sales cabin and associated landscaping. The cabin will be a temporary arrangement with the associated landscaping designed to ensure where possible for the planting to remain and provide screening throughout the lifetime of the development.

The landscaping as detailed on the Design and Access statement and Detailed Landscape Proposals Temporary Sales Cabin JBA 19/291-11 REV A dwg proposes an ornamental scheme which will provide instant aesthetic impact and will provide for an ornamental setting for the temporary sales cabin in this location. The landscaping to this area may be liable to seasonal change and would be assumed to be potentially removed as the site develops and the requirement for the sales cabin in this location no longer required. On removal of the site cabin this area will then revert to the permanent landscaping scheme as approved at outline stage.

Impact

The potential impact of the proposals will be temporary and generally viewed as not a long term provision due to the ornamental and seasonal nature of the proposals and temporary cabin structure.

Mitigation/requirements

Further landscape provision will be required in line with approved landscape provision post sales cabin removal. The landscaping proposed will need to be maintained to a high standard for the duration of its use.

Recommendation/Conclusion

I would recommend **no landscape objection** due to the temporary nature, subject to reversion of landscaping as approved plans post sales cabin removal.

Sue Howell
Leisure and Landscape Officer,
Greenspace + Emergency Planning

T: 01903 737943
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From: Planning.Responses <Planning.Responses@arun.gov.uk>
Sent: 24 September 2021 11:34
To: Tree Landscape <Tree.Landscape@arun.gov.uk>
Subject: Planning Consultation on: Y/141/21/PL

To: **Parks and Landscapes**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Planning Permission

Application No:	**Y/141/21/PL**
Registered:	23rd September 2021
Site Address:	Land East of Drove Lane Yapton BN18 0EB
Grid Reference:	497380 103194
Description of Works:	Temporary Sales Cabin & associated landscaping. This application may affect the setting of listed buildings, may affect the character & appearance of the Main Road/Church Road Conservation Area, affects a Public Right of Way & is in Strategic Site SD7 (Zero Rated) as other development.

The Council have received the above application.

Click here to view the application details

Should you have any comments to make, these should be sent by replying to this email by 28th October 2021 . You can also monitor the progress of this application through the Council web site:

https://www.arun.gov.uk/planning-application-search

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website https://www.arun.gov.uk/development-plan as can information on what comments we can consider https://www.arun.gov.uk/planning-application-comments

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:https://acp.planninginspectorate.gov.uk/ but they will protect personal details.

In the absence of a reply within the period stated, I shall assume that you have no observations to make

Yours sincerely

Mr S Davis

Planning Officer- Arun District Council

Telephone: 01903 737874

Email: Simon.Davis@arun.gov.uk

PLCONSULT (ODB) 2020