

[REDACTED]

From: Simon Davis
Sent: 24 July 2020 11:09
To: Planning Scanning
Subject: Y/40/20/DOC & Y/41/20/DOC

Please upload to both refs

Application Correspondence labelled as "final changes to Design Code"

From: Havis, Sean [REDACTED]
Sent: 24 July 2020 08:43
To: Simon Davis <Simon.Davis@arun.gov.uk>; Zoe Knott [REDACTED]
Cc: Adam Ross <[REDACTED]> Kathryn Block [REDACTED] Sparkes, Jessica
[REDACTED]
Subject: RE: *EXTERNAL: RE: Yapton - Drove Lane Design Code - Update

Hi Simon,

Please find a link to the revised Design Code below. In line with Jess' email below, we have removed the word 'possible' from the Cycle Route annotation.

I hope this is now found suitable to approve.

Many thanks,
Sean

Sean Havis
Planner, AssocRTPI

BDW Southern Counties | Walnut Tree Close | Guildford | GU1 4SW



From: Sparkes, Jessica [REDACTED]
Sent: 23 July 2020 16:35
To: Simon Davis <Simon.Davis@arun.gov.uk>; Zoe Knott [REDACTED]
Cc: Adam Ross <[REDACTED]> Kathryn Block <[REDACTED]> Havis, Sean
[REDACTED]
Subject: RE: *EXTERNAL: RE: Yapton - Drove Lane Design Code - Update

Hi Simon

As discussed, the reason the word 'possible' is included is because we are not 100% sure the cycle link is possible in technical terms. We have a lot of drainage along that boundary plus a change in ground level so would need to consider the proposal in more detail. I am however happy to take the word 'possible' out on the understanding that this is given more consideration as part of the reserved matters/discharge of conditions.

On point 2; we are aware of the link and know that it is required by S106. On the basis the S106 trumps the Design Code (and the main cycle link goes to that corner in any event) we do not think a further annotation is necessary. Please rest assured a link will be provided.

As long as we have a Design Code approved soon we (Barratt) will have a reserved matters ready to be considered by the Panel within the next couple of weeks.

Kind regards

Jess

From: Simon Davis <Simon.Davis@arun.gov.uk>

Sent: 23 July 2020 16:13

To: Sparkes, Jessica [REDACTED]; Zoe Knott <[REDACTED]>

Cc: Adam Ross [REDACTED]; Kathryn Block [REDACTED]; Havis, Sean [REDACTED]

Subject: RE: *EXTERNAL: RE: Yapton - Drove Lane Design Code - Update

Jessica and Zoe,

Claire and I have had our discussion. We have a couple of minor amendment requests but subject to these being actioned, we will be able to sign off on the Code:

- (1) Please remove the word *possible* from the Cycle Route annotation on the plan on p.16. This extra cycle path through the Green Link to Drove Lane is a requirement and should just be labelled as "Cycle Route"
- (2) Please add a further cycle route link from your site into the canal route to the NW. In this regard, please see attached image produced by our Director which indicates the requirements for a desired cycle path route from Barnham to the new school at Ford (the yellow star). The off-site route within the canal to the NW also reflects the Appendix 2 plan in the S.106 for Y/92/17/OUT. Within the BDW site, there will need to be a cycle link from the adjacent canal route onto the primary cycle route out to Main Road. This will also be relevant to the BDW site layout that I imagine is currently being revised.

Can you also advise me when you may be ready to bring forward your revised RM proposals for the Advisory Group so that we can identify a suitable date.

Kind Regards

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

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