

[REDACTED]

From: Nicola Spencer **On Behalf Of** Planning
Sent: 10 November 2017 15:49
To: Daun Johnson
Subject: FW: Application Receipt: Form 23 Collect proposal PP-06500964v1

Nicola Spencer | Technical Support Manager, Planning Department, [Arun District Council](#) | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF
Internal: 37446 | External: +44 (0) 1903 737500 ext 37446 | E-mail: nicola.spencer@arun.gov.uk
Visit Arun's web site at www.arun.gov.uk  Save the environment - think before you print.

From: Raymond Cole [REDACTED]
Sent: 09 November 2017 13:32
To: Planning
Cc: Stephen Fletcher; Michael Gadd; Stephen Bennett; Ian Woodward-Court
Subject: Fwd: Application Receipt: Form 23 Collect proposal PP-06500964v1

FAO Mrs Johnson

Dear Mrs Johnson

I refer to our telephone conversation this morning in which we discussed the application (PP-06500964) submitted via the planning portal on Tuesday (7 November 2017). We discussed (1) the timescale for validation of the application and (2) the substitution of some updated material.

1. Timescale

I explained that the application seeks approval of reserved matters following the grant of outline planning permission on 14 November 2014 and that it needed to be made not later than three years from the date of the outline permission (i.e. 14 November 2017, which is next week). You advised that the Council was currently validating applications that had been submitted on 31 October 2017, but were unable to indicate when this application was likely to be validated and registered. However, you confirmed that, as the application had now been made, the requirement of the time condition on the outline permission has been met.

2. Updated Material

Since the application was submitted on Tuesday, the architect has amended three drawings. Two of these drawings, now include recent development on adjoining land.

I attach the revised drawings (16024-RM110 D Landscape Layout, 16024 RM101 REVB Proposed Site Layout and 16024 RM103revB Proposed Access and Parking Layout) to this e-mail together with an amended application form containing a list of the up-to-date drawing numbers.

I would be grateful if you could treat the earlier drawings (16024-RM110 C Landscape Layout, 16024 RM101 REVA Proposed Site Layout and 16024 RM103revA Proposed Access and Parking Layout) as having been formally superseded.

Yours sincerely

Raymond Cole | Senior Planner

[REDACTED]

Plainview Planning Ltd

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----- Forwarded message -----

From: [REDACTED]
Date: 7 November 2017 at 19:18
Subject: Application Receipt: Form 23 Collect proposal PP-06500964v1
To: [REDACTED]

Application Ref PP-06500964v1

Your Local Planning Authority, Arun District Council has received your online Approval of reserved matters application and will now validate it within their normal work flow and timescales.

Application Details

Applicant: Mr Stephen Fletcher, Plotlife SPV3 Ltd
Agent: Mr Raymond Cole, Plainview Planning Ltd
Application site address: Land At, Kings Close, YAPTON, BN18 0EX
Date of submission: 19:17 on 07 November 2017

If they need more information or have any queries they will contact you direct.

Please note that this message does not constitute the formal acceptance of your submission by Arun District Council.

For further information on the progress of your online application please contact:

Arun District Council

<http://www.arun.gov.uk/planning>

planning@arun.gov.uk

01903737500

This email is for information only. Please do not reply. For help with Planning Portal issues please email support@planningportal.co.uk

www.planningportal.co.uk

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Application for approval of reserved matters following outline approval.
Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.
If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title:	Mr	First Name:	Stephen	Surname:	Fletcher
Company name:	Plotlife SPV3 Ltd				
Street address:	Farnagates House				
	Billingshurst Road				
	Wisborough Green				
Town/City:	Billingshurst				
Country:					
Postcode:	RH14 0DZ				
Are you an agent acting on behalf of the applicant?				☒ Yes	☐ No

2. Agent Name, Address and Contact Details

Title:	Mr	First Name:	Raymond	Surname:	Cole
Company name:	Plainview Planning Ltd				
Street address:	Clarendon House				
	42 Clarence Street				
Town/City:	Cheltenham				
Country:					
Postcode:	GL50 3PL				
				Telephone number:	
				Mobile number:	
				Fax number:	
				Email address:	

3. Site Address Details

Full postal address of the site (including full postcode where available)

House:		Suffix:	
House name:	Land At		
Street address:	Kings Close		
Town/City:	YAPTON		
Postcode:	BN18 0EX		

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:	497953
Northing:	103082

Description:

4. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

5. Development Description

Please indicate all those reserved matters for which approval is being sought:

☐ Access ☒ Appearance ☒ Landscaping ☐ Layout ☒ Scale

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time.

Residential development of site with 1 x 4 bedroom house, 13 x 3 bedroom houses, 3 x 2 bedroom houses & 1 x 2 bedroom flat over garages, incorporating parking & access to main road, via a redefined alignment of Kings Close & highway improvement works at existing crossover.

Reference number:

Date of application decision:

Please provide a description of the reserved matters for which you are seeking consent:

The scale and appearance of the proposed buildings and the landscaping of the site (as defined in Article 2 of the Town and Country Planning (Development Management Procedure) (England) Order 2015).

The outline planning application was not the subject of an environmental impact assessment.

Has the development already started?

☐ Yes ☒ No

6. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

☐ Yes ☒ No

7. Supporting Information

Please provide the following information:

Please list (with reference numbers) all relevant drawings that were approved as part of the original decision:

SITE LOCATION PLAN DWG 13020-LOC;
PROPOSED OUTLINE PLANNING SITE LAYOUT DWG 13020-01 REVB;

7. Supporting Information

PROPOSED ACCESS IMPROVEMENTS DWG 13020-02 REVB;
PROPOSED ACCESS AND PARKING LAYOUT PLAN DWG 13020-03 REVB;
INDICATIVE STREET SCENES SHEET 2 DWG 13020-11;
INDICATIVE STREET SCENES SHEET 1 DWG 13020-10;
SWEPT PATH ANALYSIS OF A LARGE REFUSE VEHICLE DWG 238-01 REV A
(SUPPLEMENTARY);
STAGE 1 ROAD SAFETY AUDIT DESIGN RESPONSE JUNE 2014
(SUPPLEMENTARY);
ROAD SAFETY AUDIT STAGE 1 JUNE 2014 INCLUDING APPENDIX A & B
(SUPPLEMENTARY); and
RESPONSE REPORT-ROAD SAFETY AUDIT STAGE 1 JUNE 2014
(SUPPLEMENTARY)

Please list all drawing numbers submitted with this application for approval:

16024-LOC REVA Site Location Plan
16024-RM101 REVB Proposed Site Layout
16024-RM103revB Proposed Access and Parking Layout
16024-RM105 REVA Street Scenes / Site Sections Sheet 1
16024-RM106 REVA Street Scenes / Site Sections Sheet 2
16024-RM107 Street Scenes / Site Sections Sheet 3
16024-RM120 Plot 1 House Plans
16024-RM128 Plot 1 Typical House Section
16024-RM130 Plots 2-4 House Plans
16024-RM131 Plots 2-4 House Plans Sheet 2
16024-RM138 Plots 2-4 Typical House Section
16024-RM140 Plots 5-8 House Plans Sheet 1
16024-RM141 Plots 5-8 House Plans Sheet 2
16024-RM142 Plots 5-8 House Plans Sheet 3
16024-RM143 Plots 5-8 House Plans Sheet 4
16024-RM148 Plots 5-8 Typical House Sections
16024-RM150 Plots 9-11 House Plans Sheet 1
16024-RM151 Plots 9-11 House Plans Sheet 2
16024-RM152 Plots 9-11 House Plans Sheet 3
16024-RM153 Plots 9-11 House Plans Sheet 4
16024-RM158 Plots 9-11 Typical House Sections
16024-RM160 Plot 12 House Plans
16024-RM168 Plot 12 Typical House Section
16024-RM170 Plot 13 House Plans
16024-RM178 Plot 13 Typical House Section
16024-RM180 Plot 14 – 15 House Plans – Sheet 1
16024-RM181 Plot 14 – 15 House Plans – Sheet 2
16024-RM188 Plot 14 – 15 Typical House Section
16024-RM190 Plots 16-18 House Plans Sheet 1
16024-RM191 Plots 16-18 House Plans Sheet 2
16024-RM198 Plots 16-18 Typical House Section
16024-RM125 Plot 1 Elevations
16024-RM135 Plots 2-4 Elevations
16024-RM145 Plots 5-8 Elevations Sheet 1
16024-RM146 Plots 5-8 Elevations Sheet 2
16024-RM155 Plots 9-11 Elevations Sheet 1
16024-RM156 Plots 9-11 Elevations Sheet 2
16024-RM165 Plot 12 Elevations
16024-RM175 Plot 13 Elevations
16024-RM185 Plots 14-15 Elevations
16024-RM195 Plots 16-18 Elevations
16024-RM110 D Landscape Layout
16024-RM115 Bike Store/Shed Type 1
16024-RM116 Bike Store/Shed Type 2
16024-RM117 Bin Store Type A
16024-RM118 Bin Store Type B

If applicable, please state the reasons for any changes to the original drawings:

8. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☒ The agent ☐ The applicant ☐ Other person

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/ drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.



Date

07/11/2017