

From: Phil Angora <phil@frowsbury.com>
Sent: 28 May 2025 12:30:19 UTC+01:00
To: "Joanne Fisher" <Joanne.Fisher@midsussex.gov.uk>
Cc: "planninginvestigations" <planninginvestigations@midsussex.gov.uk>
Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL
Attachments: B-HILL-WPS-MFG-528-CSU-01A Contractors Set Up Plan A1.pdf

Hi Joanne,

The site set up and compound is the responsibility of the Principal Contractor and covered under CDM Regulations. The site fencing is Temporary Heras fencing and can be altered as and when required by the site management team. I have attached a drawing showing the Tanker tracked route tracked as requested.

Please also note that I have sent revised information on 23rd May to enable you to discharge condition 9.

Rgds,

Phil Angora – Project Manager



Office 3, Stronsay Business Centre, Tilford Road, Hindhead, GU26 6UG
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From: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>
Sent: 28 May 2025 09:51
To: Phil Angora <phil@frowsbury.com>
Cc: planninginvestigations <planninginvestigations@midsussex.gov.uk>
Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Phil,

Please see attached my response in respect of conditions 3 and 12. In this further information is sought for condition 3.

I look forward to receiving this from you.

Kind regards

Joanne

Joanne Fisher BSc (Hons), MATP, MRTPI
Team Leader Applications
Development Management
Tel: 01444 477330
joanne.fisher@midsussex.gov.uk
www.midsussex.gov.uk

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From: Phil Angora <phil@frowsbury.com>
Sent: 23 May 2025 14:02
To: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>
Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Joanne,

I will review with JJR. Can you please confirm you can now discharge the cycle shelter. The Principal Contractor needs to order next week as it is on a long lead time.

Many thanks,

Phil Angora – Project Manager



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From: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>
Sent: 23 May 2025 13:25
To: Phil Angora <phil@frowsbury.com>
Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Phil,

The kitchen extract specification document submitted this morning states under grease and odour: See RA supplied by Purified air.

Therefore, we are still in the same position that Purified air is recommending a system with ESP, which does not seem to form part of the system.

As such the earlier comments still stand and further information is required.

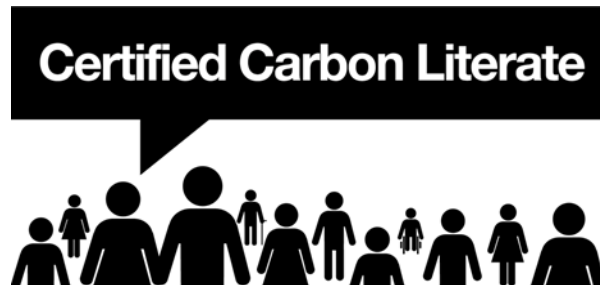
I look forward to hearing from you concerning the above.

Kind regards

Joanne

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www.midsussex.gov.uk

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From: Phil Angora <phil@frowsbury.com>
Sent: 23 May 2025 06:31

To: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Morning Joanne,

Please see attached document from JJR. This should now enable you to clear condition 9

Rgds,

Phil Angora – Project Manager



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From: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Sent: 22 May 2025 17:37

To: Phil Angora <phil@frowsbury.com>

Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Phil,

The Council's Environmental Health Officer has come back to me in respect of condition 9 and your email this morning where you advised that your consultant JJR is satisfied with the design.

They have requested the following:

'who are JJR, and what are the expertise in odour mitigation? Are they saying the original design is acceptable or the new design?

The original odour consultation document was undertaken by Purified Air who specialise in commercial kitchen odour control & filtration.

My understanding is that an ON 100 Odour Control Unit requires pre-filtration to remove particulates before it can effectively neutralize odours. If particulates are not removed, they can interfere with the ionisation process and potentially clog the system. One way of removing these particles prior to the ON 100 Odour Control Unit is via an ESP unit.

If the ON 100 Odour Control Unit is to be used alone, confirmation from a consultant who specialises in kitchen odour control is needed, to show it will be adequate.'

I would be grateful if you could clarify the above.

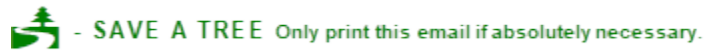
I look forward to hearing from you.

Kind regards

Joanne

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From: Phil Angora <phil@frowsbury.com>

Sent: 22 May 2025 08:50

To: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Morning Joanne,

I have been liaising with our consultant JJR on this, they are satisfied with their design. They install all Pret Ventilation systems throughout the Motor Fuel Group estate.

Regarding Condition 3 please see attached from the Principal Contractor.

Rgds,

Phil Angora – Project Manager



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From: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Sent: 21 May 2025 16:27

To: Phil Angora <phil@frowsbury.com>

Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Dear Phil,

Further to your email yesterday in respect of condition 9, the information you submitted suggests the proposed system was for Prett and is attached for ease of reference.

On page 3, under "The System" it says that particulates will be removed by an ESP unit before the gaseous phase is treated by the ON 100 Odour Control Unit.

If the system is now changing, is your consultant satisfied it will still be adequate?

I look forward to hearing from you in respect of the above.

Kind regards

Joanne

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 - **SAVE A TREE** Only print this email if absolutely necessary.

From: Phil Angora <phil@frowsbury.com>

Sent: 20 May 2025 21:03

To: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Subject: RE: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Joanne,

Pret does not require a ESP Control Unit. Originally the site was planned to be a Burger King which does require a ESP Unit. This is probably what is causing the confusion.

Rgds,

Phil Angora – Project Manager



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From: Joanne Fisher <Joanne.Fisher@midsussex.gov.uk>

Sent: 20 May 2025 10:22

To: Phil Angora <phil@frowsbury.com>

Subject: DM/25/0898 - SHELL BURGESS HILL, SERVICE STATION, 173 LONDON ROAD, BURGESS HILL

Hi Phil,

Further to my email yesterday, I have heard from the Council's Environmental Protection Officer in respect of the additional information concerning condition 9. Their comments are set out below:

'I have reviewed the new plan you have sent through for the extract that will vent through the wall.

I note it seems to only show an ON 100 Odour Control Unit in terms of mitigation.

The previous documentation seems to suggest that an additional control would be needed prior to this, such as an ESP particulate control unit.

Is a prior control being installed, and if so what, and if not, has it been confirmed that the current suggested control will be sufficient.'

I would be grateful if you could clarify this and if necessary, provide additional information.

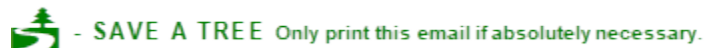
I look forward to receiving this from you as soon as possible so I can continue to consider the condition details submitted.

Kind regards

Joanne

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