
From: planninginfo@midsussex.gov.uk
Sent: 30 August 2022 15:39
To: planninginfo
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application DM/22/2416

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 30/08/2022 3:39 PM from Mr Nick Bennett on behalf of Environmental Protection.

Application Summary

Reference:	DM/22/2416
Address:	Land South Of Henfield Road Albourne West Sussex
Proposal:	Outline planning permission for the erection of up to 120 residential dwellings including 30% affordable housing, public open space and community facilities. All matters are reserved except for access.
Case Officer:	Joanne Fisher

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Comments Details

DM.22.2416 Outline planning permission for the erection of up to 120 residential dwellings including 30% affordable housing, public open space and community facilities. All matters are reserved except for access.

The location is semi-rural, being adjacent to a village and close to a trunk road. We have no particular concerns but do recommend conditions for construction noise and air quality.

I recommend the following conditions should the proposed development be granted permission:

Comments:

Conditions:

- Air Quality: Prior to the commencement of any residential part of the development hereby permitted, the details of a scheme of mitigation measures to improve air quality relating to the development shall be submitted and approved in writing by the Local Planning Authority. The scheme be in accordance with, and to the value calculated in, section 7 of the submitted Phlorum Air Quality Assessment (ref 11282A, July 2022). All works which form part of the approved scheme shall be completed before any part of the development is occupied and shall thereafter be maintained in accordance with the approved details.

Informative – In order to ensure approval, we strongly recommend that the above scheme is agreed in advance with the Council's Air Quality Officer.

Reason: to preserve the amenity of local residents regarding air quality and emissions.

- Construction Management: Prior to the commencement of the development a Construction Environmental Management Plan (CEMP) shall be submitted to and approved in writing by the Local Planning Authority. The Construction Environmental Management Plan shall include amongst other matters details of: measures to control noise or vibration affecting nearby residents; artificial illumination; dust control measures; pollution incident control and site contact details in case of complaints. The construction works shall thereafter be carried out at all times in accordance with the approved Construction Environmental Management Plan, unless any variations are otherwise first submitted to and approved in writing by the Local Planning Authority.

- Construction and Deliveries (Operational): Unless otherwise agreed in writing with the LPA, no construction plant or machinery shall be used and no commercial goods or commercial waste shall be loaded, unloaded, stored or otherwise handled and no vehicles shall arrive or depart, within the application site outside the hours of 08:00 - 18:00 Hours Monday – Friday, 09:00 - 13:00 Hours Saturday, and no work permitted on Sundays or Bank/Public Holidays.

30.8.22

Nick Bennett

Environmental Protection

Kind regards