

Development Management Manager
Chichester District Council
East Pallant House
1 East Pallant
Chichester
PO19 1TY

1 April 2021

Dear Sirs

Land East of The Spinney Pagham Road Runcton - Application: NM/21/00860/FUL - for the Construction of 1 no. 2 bed two storey dwelling, access, landscaping, and associated parking in the form of a car port. (Renewal of permission NM/18/01759/FUL)

I write with regard to your letter dated 26 March requesting further information in terms of the proposals impact on the Chichester and Langstone Harbours Special Protection Area.

The proposed development will result in a net increase in dwellings within 5.6km of the Chichester and Langstone Harbours Special Protection Area (SPA), or 3.5km of the Pagham Harbour SPA. However, this application constitutes a 'renewal' of previously consented LA Ref: NM/18/01759/FUL. The current scheme would not further increase the number of dwellings on site. Given that a financial contribution has already been paid to Bird Aware Solent (for Chichester & Langstone Harbours SPA) the applicant agrees to pay any additional monies required which can be secured by the Council's standard Unilateral Undertaking in the usual way.

We trust the above is sufficient to enable you to now register the application as valid and look forward to receiving an acknowledgement in due course. If you require any additional information, please do not hesitate to contact us.

Yours faithfully
for Smith Simmons & Partners Ltd



Natalie McKellar MA MRTPI
Senior Planning Consultant