

From: Simon Davis
Sent: Thursday, August 31, 2023 12:58 PM
To: 'Derric Heyden' [REDACTED]
Cc: Aidan Robson [REDACTED]
Subject: RE: AL/113/21/OUT - Land at Bayards, Eastergate

Dear Derric,

Thanks for your email.

Ref Condition 24, I'm sorry but we cannot allow any leeway on this (we have not done so for anyone else). However, you may find it useful to note that you could seek to discharge this condition in parts (e.g., submit now for plots x to x then submit later for other plots, then keep going until all plots have been agreed).

Ref condition 25 (not 26 as you state), the approved highway works must be completed prior to occupation of any of the houses. However, this condition does not require any formal application to us for discharge. Therefore, it sounds like you have complied with the requirements.

Kind Regards

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From: Derric Heyden [REDACTED]
Sent: Thursday, August 31, 2023 12:37 PM
To: Simon Davis <Simon.Davis@arun.gov.uk>
Cc: Aidan Robson [REDACTED]
Subject: AL/113/21/OUT - Land at Bayards, Eastergate

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Morning Simon, hope you're well.

Just require a bit of help please.

Please can you look at the wording of **Condition 24** (As Built SW) for me.

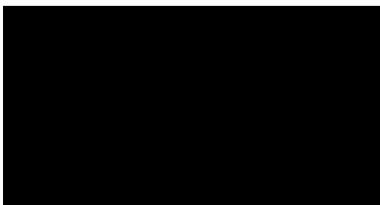
As you are aware this is a tight one for us to achieve, as we have to construct the sw drainage to the plots in phases (and that work is completed towards the end of the build programme for the relevant plots), then before the plot is occupied, we need to pull together as built surveys and all other required documentation from our groundworkers, to then submit in a consultant's report to the Council for approval.

We will try our best to do all this, but I know this process will take time, so can I ask if you can afford us some leeway in this, so it is not picked up by any purchaser's solicitor that stops any sales completing please.

Also, **Condition 26** (S278 agreement) in the condition it mentions we must have the S278 works completed prior to occupation. Currently we have completed the works, but have a RSA3 being carried out today, and then if ok ESCC Highways will sign it off. Is compliance in this condition to have completed the works or do you require the full sign off? As again I do not want to hold up any of the sales process.

Really appreciate you help in this and look forward to hearing back from you.

Kind Regards



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