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Dalton Warner Davis LLP
6 New Bridge Street
London
EC4V 6AB

Date: 23rd October 2023

Please ask for: Mr D Easton
Tel: 01903 737500 ex37361

Your Ref:
Our Ref: AL/162/23/NMA

Dear Mr Merry,

Section 96A of the Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) - Article 10

Non material amendment following the grant of AL/87/21/PL for altering the layout of substations within ground floor plan of van storage deck. removal of 4 No substations between van storage deck and warehouse, installation of 3 No substations to south of car park and additional soft landscaping around sprinkler tanks.

Oldlands Farm Newlands Road Bognor Regis PO22 9FJ

I refer to your recent application for a Non Material Minor Amendment.

Non-material amendments are considered to be those changes which are insignificant and do not change the intensity, form or description of the original planning permission. They cannot change the intensity of the original planning permission, result in a change to the description of the application or conflict with any conditions of the original permission.

The reasons that these proposals have been accepted as Non-Material Amendments is because the proposals:

- Would not result in an intensification of use;
- Would not result in a change to the description of the application or conflict with any conditions;
- Would not requite an amendment to the redline boundary;
- Would not conflict with any adopted policy;
- Would not impact upon the S106 agreement;
- Would not result in an increase in height;
- Would not increase the width of the building;
- Would not increase the floor area of the development; and

- Would not require any re-consultation.

The proposals would result in the introduction of 118sqm of additional hardstanding. However, this area has been compensated for with the inclusion of 118sqm of additional amenity grass. Whilst, the drainage previously approved had adopted a precautionary approach which identified the area to be the subject of the new hardstanding having been considered impermeable. Therefore, the proposals can be considered under section 96A of the Town and Country Planning Act 1990.

From the information submitted I am able to accept the alterations as a Minor Amendment to AL/87/21/PL. For the avoidance of doubt the following drawings would not form part of the approval:

- Proposed Site Plan - 21023-ASA-ST-ZZ-D-A-PL03 P12
- Proposed Block Plan - 21023-ASA-ST-ZZ-D-A-PL18-(P7) Rev P7
- Proposed Van Deck Ground Floor Plan - 21023-ASA-VD-D0-D-A-PL10 Rev P7
- Proposed Van Deck Sections - 21023-ASA-VD-ZZ-D-A-PL13 Rev P10
- Proposed Planting Plan - 05-991-702 Rev P02

I trust this information is of assistance to you.

Yours sincerely



Neil Crowther
Group Head of Planning