

METIS HOMES

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Mr Simon Davis Esq
Principal Planner
Arun District Council
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

18th March 2020

Dear Mr Davis

Re: APP/C3810/W/16/3155330 Land South of Barnside, Hook Lane, Aldingbourne – 14 Dwellings with Associated Access, Parking, Landscaping and Open Space.

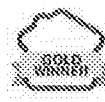
Pursuant to the above appeal decision, please find attached for your consideration information as required to clear the following pre-occupation planning conditions:

Condition	Description	Information provided
11	<i>'Visibility Splays'</i>	The new site entrance is subject to a S278 agreement (reference PSI:3497). Thereby the new entrance and visibility splays will be maintained in accordance with this agreement and approved plan AAL 156-520 P4.
12	<i>'Fire Hydrant'</i>	Please refer to the attached Portsmouth Water drawing 0265_001 showing the location of the combined Hydrant/Wash Out.
13	<i>'Foul Drainage'</i>	Please refer to the attached drainage drawing AAL 156-501 P4 for details of the foul drainage system.
14	<i>'Surface Water Drainage'</i>	The surface water drainage system has been installed as per the attached drainage drawing AAL 156-501 P4. The design is in accordance with the reserved matters consultation between yourself, Laura Gibbons and our consultant Aqua Callidus. With regards to the responsibility for the future maintenance of the drainage system, I can advise there will be a management company set up to maintain the communal areas and drains on this development.
18	<i>'External Lighting'</i>	The proposed street lighting will be in accordance with the attached WYG report reference A113264. Lighting to the front and rear doors to each property will be as the attached details for a half lantern fitting with 'warm white' bulbs and controlled via a PIR. This fitting has been approved for use on a number of our schemes within the South Downs National Park.

Yours sincerely,


Stuart Wright
Pre-Construction Manager

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