

Application N°: AW/130/18/OUT

CONDITION 7

Site Address:
34-44 Carlton Avenue
Bognor Regis
West Sussex
PO21 4DU

Ref: COUNT/CarltonAve

**WATERCOURSE ACCESS & MAINTENANCE
STATEMENT**



COUNTERPOINT
P R O P E R T I E S L I M I T E D

34 The Drive | Craigwell | West Sussex | PO21 4DU

Condition 7

'The development layout shall not be agreed until such time that arrangements for the future access and maintenance of any watercourse or culvert (piped watercourse) crossing or abutting the site has been submitted and approved in writing by the Local Planning Authority. No construction is permitted, which will restrict current and future land owners from undertaking their riparian maintenance responsibilities of any watercourse on or adjacent to the site.'

Future access and maintenance provisions have been incorporated into the Surface Water Drainage System Maintenance and Management Manual that is submitted in accordance with Condition 6 of AW/130/18/OUT.

Following completion of the development future management and maintenance of the ditch located on the eastern boundary of the site will become the responsibility of the Estate Management Company in accordance with the landowner's riparian responsibilities.