

Application for approval of details reserved by condition.
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	
Suffix	
Property name	Crete Nursery
Address line 1	Dappers Lane
Address line 2	
Address line 3	
Town/city	Angmering
Postcode	BN16 4EN
Description of site location must be completed if postcode is not known:	
Easting (x)	507315
Northing (y)	104950
Description	

2. Applicant Details

Title	Mr
First name	Wayne
Surname	Stutchbury
Company name	Countyoak Homes Ltd
Address line 1	Stable Cottage
Address line 2	Greyland Farm Barns
Address line 3	Langhurstwood Road
Town/city	Horsham, West Sussex

2. Applicant Details

Country	UK
Postcode	RH12 4QD
Primary number	
Secondary number	
Fax number	
Email address	
Are you an agent acting on behalf of the applicant?	

3. Agent Details

Title	
First name	Richard
Surname	Sloman
Company name	NYE SAUNDERS LTD (ARCHITECTS)
Address line 1	3 CHURCH STREET
Address line 2	
Address line 3	
Town/city	GODALMING
Country	United Kingdom
Postcode	GU7 1EQ
Primary number	
Secondary number	
Fax number	
Email	

4. Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Outline application with some matters reserved for the demolition of existing outbuildings, retention of 1 No. dwelling & the erection of 6 No. dwellings.	
Reference number	
A/178/17/OUT	
Date of decision (date must be pre-application submission)	17/01/2019
Please state the condition number(s) to which this application relates	
Condition number(s)	
4, 5, 6, 7, 8, 9, 10, 11, 13	

4. Description of the Proposal

Has the development already started?

☐ Yes ☐ No

5. Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☐ Yes ☐ No

6. Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Condition 4: Prior to occupation of the dwellings details of any external lighting for the site shall be submitted to and approved by the Local Planning Authority and should take into consideration the presence of bats in the local area and the scheme should minimise potential impacts to any bats using the trees, hedgerows and buildings by avoiding unnecessary artificial light spill through the use of directional light sources and shielding. The development shall proceed in accordance with the approved details and any further external lighting shall be subject to the prior permission of the Local Planning Authority.

Submitted information: details of site lighting shown on Lanmor Consulting drawing number: 191183/800/01 & covering letter.

Condition 5: No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority.

Submitted Information: Countyoak Homes Ltd - Construction Management Plan

Condition 6 & 7 – Stage 1 Road Safety Audit

Submitted Information: One item was raised through the RSA1 process regarding visibility and sightlines from the proposed access road. The attached drawing 191183/300/01 shows how visibility splays of 2.4m x 43m will be achieved. Vegetation will be cut back as necessary

Condition 8: No part of the development shall be first occupied until a footway serving the development has been constructed in accordance with details to be submitted to and approved by the Local Planning Authority in consultation with West Sussex County Council.

Submitted information: A new footway entering the development is shown on the drawings. This will connect to the footway on the other side of Dappers Lane that is being constructed as part of the adjacent development.

Condition 9 – Surface Water Drainage

Submitted information: Refer to Lanmor Consulting 500 series drawings and Drainage Calculations report. All runoff is discharged to ground via permeable paving or filter drains. Both groundwater monitoring and percolation testing have been completed, please refer to enclosed documents.

Condition 10 – Discharge to Watercourse

Submitted Information: An Ordinary Watercourse Consent application has been submitted to the LLFA and we are awaiting a response, which will be forwarded on receipt.

Condition 11 – SuDS Maintenance

Submitted Information: Drainage Calculations report.

Condition 13 – Maintenance of Watercourse

Submitted Information: The watercourse runs adjacent to the public highway and will therefore remain accessible at all times for maintenance purposes.

7. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☐ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☐ The applicant
☐ Other person

8. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title	Mr
First name	Andrew
Surname	Wood

8. Pre-application Advice

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)