

Jessica Sparkes
Cala Homes (South Home Counties)
Dorking Business Park
Station Road
Dorking
RH4 1HJ

Date: 23rd October 2025

Please ask for: Silvie Steiningerova

Tel: 01903 737702

Your Ref:

Our Ref: A/136/25/DOC

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

**Approval of details reserved by condition imposed under reference A/88/24/S73 relating to condition 4
- fence along northern site boundary.**

Land North of Water Lane Angmering BN16 4EJ

Notification regarding the above application:

Condition Number 4

Prior to first occupation details of the fence to be erected along the northern site boundary with the A27 shall be submitted to and approved in writing by the Local Planning Authority. This shall include details of its location, materials, height and maintenance arrangements, which shall be in accordance with the Manual of Contract Documents for Highway Works (MCHW) series 300 and Design Manual for Road and Bridges CD377.

Reason: To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The details submitted in relation to the fence to be erected along the northern site boundary with the A27 are sufficient to ensure appropriate road safety standards.

National Highways have reviewed the submitted information and raised no objections. Therefore, the condition is discharged insofar as it relates to the following plans and documents:

- External finishes - phase 2 site wide layout 1713 A
- Fences, stiles and gates H3

- Maintenance Arrangement

Please do not hesitate to contact the above officer if you require any further assistance.

Yours faithfully

A handwritten signature in black ink, consisting of stylized, cursive letters that appear to be 'NC' followed by a small dot.

Neil Crowther
Group Head of Planning