

Application for removal or variation of a condition following grant of
planning permission. 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	Land between New Place Bungalow & Arundel Road
Address line 1	Arundel Road
Address line 2	
Address line 3	
Town/city	Angmering
Postcode	BN16 4ET
Description of site location must be completed if postcode is not known:	
Easting (x)	506709
Northing (y)	105358
Description	

2. Applicant Details

Title	Mr
First name	
Surname	Muggeridge
Company name	GD Concepts Limited
Address line 1	Basepoint
Address line 2	
Address line 3	
Town/city	Shoreham By Sea

2. Applicant Details

Country	
Postcode	
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title	Mrs
First name	Charlotte
Surname	Smith
Company name	Cityzen Limited
Address line 1	Cityzen Limited
Address line 2	Maritime House
Address line 3	Basin Road North
Town/city	Hove
Country	East Sussex
Postcode	BN41 1WR
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 planning application with some matters reserved for 9 No. one & a half storey houses with garaging, including 3No. affordable housing units - This is a Departure from the Development Plan

Reference number

A/131/16/OUT

Date of decision (date must be pre-application submission) 21/12/2016

Please state the condition number(s) to which this application relates

Condition number(s)

Condition 6 Construction of the development shall not commence until details of the proposed means of foul and surface water sewerage disposal have been submitted to, and approved in writing by, the Local Planning Authority in consultation with Southern Water.

4. Description of the Proposal

Has the development already started?

☒ Yes ☐ No

5. Condition(s) - Removal/Variation

Please state why you wish the condition(s) to be removed or changed

The pre-commencement conditions are within the control of the developer to either do the work themselves (construction method statement) or appoint a consultant to do their works, (civils, arboricultural, environmental) and we are aware they already have all the consultants appointed.

In terms of addressing sewerage disposal (condition 6) the sewer connection point is in the road to the south, and the best method for addressing a connection is for Southern Water themselves to design the connection under their Section 98 application. The developer has to pay a fee to Southern Water for them to start their design works.

This Southern Water application has a timescale of 12 weeks to obtain the response from Southern Water. This would then be submitted to Arun to discharge the condition.

Submission to Arun will be of a Southern Water designed scheme and so there should be no risk of it not being approved.

Southern Water's timescales for this application are stated as 12 weeks, the potential condition discharge timescale is 8 weeks, this one condition may take 20 weeks to discharge.

The other planning conditions are likely to be discharged some months prior to this. Therefore, to ensure the site protection and site set up works (once other relevant conditions discharged) can proceed without waiting on that one element, we request a variation of condition 6.

Pre-application advice was that we should seek feedback from Southern Water prior to submitting the request to vary the condition.

We provided Southern Water with the site location, copies of their sewer maps, and asked that they confirm whether the S98 (Southern Water designed sewer connection) was appropriate for this site.

Southern Water confirmed this was correct and this email has been uploaded.

Therefore, as Southern Water agree that a Southern Water design would be the method of approaching this sewerage disposal, and there is no potential that Southern Water will not approve their own design, the key action is to appoint and pay Southern Water to commence this design.

Thus, we respectfully request that the pre-commencement condition 6 be varied into a 2-part condition.

Pre-commencement obligating the developer to apply to Southern Water to undertake their design works.

Pre-occupation obligating the developer to provide evidence to the LPA that the implemented design is fit for purpose.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Construction of the development shall not commence until a Section 98 application has been submitted to Southern Water to design the connection of the site to the sewer network, and confirmation of that application is provided to the LPA.

Prior to occupation of any part of the development, the applicant shall provide the local planning authority with as-built drawings of the implemented foul and surface water sewerage disposal scheme together with a completion report prepared by an independent engineer that confirms that the scheme was built in accordance with the drawing/s and is fit for purpose.

6. 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

7. 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	
First name	Anita
Surname	Gardner
Reference	A/85/18/RES & A/131/16/OUT: variation of condition

Date (Must be pre-application submission)

09/10/2019

Details of the pre-application advice received

7. Pre-application Advice

Dear Charlotte,
Agreement to vary the condition will depend on any consultation response received from Southern Water. I would therefore suggest you contact Southern Water prior to submitting any application and request their feedback.
Regards
Anita Gardner

8. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates.

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant	Nicholas Palmer, Emma Palmer, Leone Palmer
Number	2
Suffix	
House Name	Church Cottage
Address line 1	The Street
Address line 2	Compton
Town/city	Guildford
Postcode	GU3 1EG
Date notice served (DD/MM/YYYY)	23/10/2019

Name of Owner/Agricultural Tenant	Sally Kirsan
Number	1
Suffix	
House Name	Church Cottage
Address line 1	The Street
Address line 2	Compton
Town/city	Guildford
Postcode	GU3 1EG
Date notice served (DD/MM/YYYY)	23/10/2019

Person role

- ☐ The applicant
☒ The agent

Title	Mrs
First name	Charlotte

8. Ownership Certificates and Agricultural Land Declaration

Surname	Smith
Declaration date (DD/MM/YYYY)	22/10/2019
☒ Declaration made	

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)	22/10/2019
----------------------------------	------------