

Berkeley Homes (Southern) Ltd
Berkeley House
Bay Tree Avenue
Leatherhead
KT22 7UE

Date: 26th March 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: BE/38/21/DOC

Dear Miss Adnan-Khan,

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 BE/84/19/PL relating to condition 14-external lighting details.

Site 6 Chichester Road North Bersted

Notification regarding the above application:

Condition Number 14

No external lighting shall be installed until details have been submitted to, and approved in writing by the Local Planning Authority prior to the commencement of the development. This submission shall include a layout plan with beam orientation and a schedule of light equipment proposed (luminaire type; mounting height; aiming angles and luminaire profiles). The approved scheme shall be installed, fully assessed by a competent individual when operational to ensure no light creep / bleed, maintained and operated in accordance with the approved details unless the Local Planning Authority gives its written consent to the variation. The lighting approved shall be installed and shall be maintained in accordance with the approved details.

Reason: In the interests of the amenities of the area, the interests of minimising crime and to minimise unnecessary light spillage outside the development site in accordance with policies QE SP1 & QE DM2 of the Arun Local Plan.

Decision:

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

Drawing "Lighting Layout Proposed Locations" (31278/01 Rev A) details the use of "Urbis Small Carlton Sealsafe Lanterns" on 6m high columns with a 0.75m bracket and deflectors. No elevations are shown but it is understood that these units are as per the existing ones within the Site 6 area. This drawing is not current in respect of the site layout however the three other plans are, and these all show a single lighting column on pavement just on the edge of the site area (rear of the parking area to the rear of plots 338b & 338c). These plans being:

Phase 4c Private Service Connections Layout (2037/PH4/UD/120 Rev L);
Phase 4c General Arrangements (2037/PH4/GA/120 Rev L); and
Phase 4c General Arrangements External Works (2037/PH4/GA/121 Rev P).

The scheme has been assessed by the Councils Environmental Health Officer and is considered to be acceptable.

The proposed scheme satisfies the requirements of the condition and the condition is therefore fully discharged albeit on the understanding that you will implement the lighting in accordance with the approved details, that such lighting will be permanently maintained in good working condition thereafter and that a post-installation assessment is carried out as per the terms of the condition.

It is also noted that there are no details of any lighting affixed to the individual houses and if any are proposed then these will require a further submission of details.

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

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning