



Arun Civic Centre  
Maltravers Road  
Littlehampton  
West Sussex  
BN17 5LF

12<sup>th</sup> May 2026

**Site:** Land South of Barnham Station, Barnham, West Sussex  
**PP Reference:** PP-14876467  
**Proposal:** Non-material Amendment to BN/149/22/PL to amend house types on plots 154-159

Dear Sir/Madam,

I am writing to advise you that BDW Trading Limited (Southampton division) have today submitted a non-material amendment application in relation to the Land South of Barnham station.

### **Application History**

Reserved Matters planning permission BN/147/22/RES was received on 10<sup>th</sup> January 2024 for the following development:

“Approval of reserved matters following BN/149/22/PL for 200 dwellings respect of appearance, landscaping, layout and scale. This application may affect the setting of listed buildings, may affect the Church Lane, Barnham Conservation Area & affects a Public Right of Way.”

The above permission was varied by S73 consent BN/149/22/PL on 31<sup>st</sup> May 2023, which served to amend the wording of Conditions 6 (surface water drainage), 9 (foul drainage), 20 (surface water drainage) and 27 (Flood Risk Assessment). No revised plans were consented by this permission.

A non-material amendment to the landscaping, resulting in updated plan revision numbers, was granted by BN/26/25/NMA on 2<sup>nd</sup> April 2025. Materials were approved most recently by discharge of condition BN/123/25/DOC on 24<sup>th</sup> December 2025.

### **Proposal**

The present application seeks the following non-material amendment to permission BN/149/22/PL:

- Replace the Barratt brand house types on plots 154-159 (totalling 6 plots) with David Wilson brand house types

The house type elevations and footprints will be subject to minor amendments, however, the storey height and approved housing and tenure mix will remain as approved.

Doors will be constructed in black rather than white for the substitute house types, but materials will otherwise reflect those of the details approved by condition. All



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properties will be constructed in accordance with the policy compliant space standards.

Overall, the proposed amendments will not impact upon the appearance, character, layout, street hierarchy, public open space or overall landscape design of the development, thus the amendments are non-material.

A complete list of approved and proposed plans is included at Appendix 1.

The application fee has been paid via the Planning Portal.

I trust you have all that you need to register the application, however if there is anything further that you require, please do not hesitate to contact me via email on

Yours Sincerely,

**Rachel Ballam**

Planner

On behalf of Barratt David Wilson Homes



Appendix 1: Schedule or Approved and Proposed Plans

| Approved Plans                                            |       |   |                       | Proposed Plans                                                               |       |   |                       |
|-----------------------------------------------------------|-------|---|-----------------------|------------------------------------------------------------------------------|-------|---|-----------------------|
|                                                           |       |   |                       | Location Plan 220615/LP Rev: A                                               |       |   |                       |
| Coloured Street Scenes (241001/SS/01 Rev: A)              |       |   |                       | Coloured Street Scenes (241001/154-159/SS/01)                                |       |   |                       |
| Site Layout (241001/01/SL Rev: K)                         |       |   |                       | Site Layout (241001/154-159/01/SL)                                           |       |   |                       |
| Coloured Site Layout (241001/02/CSL Rev: D)               |       |   |                       | Coloured Site Layout (241001/154-159/02/CSL)                                 |       |   |                       |
| Storey Heights Plan (241001/03/SH Rev: D)                 |       |   |                       | Storey Heights Plan (241001/154-159/03/SH)                                   |       |   |                       |
| Dwelling Types Plan (241001/04/DT Rev: E)                 |       |   |                       | Dwelling Types Plan (241001/154-159/04/DT)                                   |       |   |                       |
| Tenure Plan (241001/05/TP Rev: D)                         |       |   |                       | Tenure Plan (241001/154-159/05/TP)                                           |       |   |                       |
| Parking Plan (241001/06/PP Rev: D)                        |       |   |                       | Parking Plan (241001/154-159/06/PP)                                          |       |   |                       |
| Refuse Strategy Plan (241001/07/RS Rev: D)                |       |   |                       | Refuse Strategy Plan (241001/154-159/07/RS)                                  |       |   |                       |
| Materials Plan (241001/08/MP Rev: E)                      |       |   |                       | Materials Plan (241001/154-159/08/MP)                                        |       |   |                       |
| Boundary Treatment Plan (241001/09/BT Rev: D)             |       |   |                       | Boundary Treatment Plan (241001/154-159/09/BT)                               |       |   |                       |
| Fire Strategy Plan (241001/10/FS Rev: D)                  |       |   |                       | Fire Strategy Plan (241001/154-159/10/FS)                                    |       |   |                       |
| M4(2) & M4(3) Plan (241001/11/M4(2)-M4(3) Rev: D)         |       |   |                       | M4(2) & M4(3) Plan (241001/154-159/11/M4(2)-M4(3))                           |       |   |                       |
| Hard Landscaping Plan (241001/12/HL Rev: D)               |       |   |                       | Hard Landscaping Plan (241001/154-159/12/HL)                                 |       |   |                       |
| Mix Schedule (241001 Hybrid Replan Whole Site 26/11/2024) |       |   |                       | Mix Schedule (241001 / 154-159 21/04/2026)                                   |       |   |                       |
| N/A                                                       |       |   |                       | House Types BEM Elevations & Floorplans (241001/154-159/HT/BEM/EP)           |       |   |                       |
| N/A                                                       |       |   |                       | House Types CON (Flint) Elevations & Floorplans (241001/154-159/HT/CON-F/EP) |       |   |                       |
| N/A                                                       |       |   |                       | House Types BRE Elevations & Floorplans (241001/154-159/HT/BRE/EP)           |       |   |                       |
| Landscape Proposals                                       | Sheet | 1 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 1 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 2 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 2 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 3 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 3 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 4 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 4 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 5 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 5 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 6 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 6 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 7 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 7 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 8 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 8 | (BDWS23957 11 Rev: I) |
| Landscape Proposals                                       | Sheet | 9 | (BDWS23957 11 Rev: H) | Landscape Proposals                                                          | Sheet | 9 | (BDWS23957 11 Rev: I) |



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