



Arun District Council
Arun Civic Centre
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H D Architects Ltd
1 The Old Flour Mill
Queen Street
Emsworth
Hampshire
PO10 7BT

Your Ref: BR/132/14/DOC

Please ask for:

Mr C Cronin

11 July 2014

Dear Mr M Helyer

Article 21 of the Town and Country Planning (General Development Procedure) Order 1995
Application for approval of details reserved by conditions 3 & 4 of previously approved planning
application BR/256/10 - relating to materials of external walls and roofs & visibility splays.
Melrose 7A Nelson Road, Bognor Regis,

Notification regarding the above application:

Condition Number 4

The access to the proposed dwelling shall be laid out to provide visibility splays on each side of the access in accordance with plans and details to be submitted to and approved by the Local Planning Authority.

These splays shall be:-

- (1) 2 metres by 2.4 metres on each side of the proposed access based on the existing highway boundary, together with sight lines defined by:-*
- (2) (a) A line 2 metres long measured along the centre line of the proposed access from the line of the nearer edge of the carriageway of Nelson Road.*
(b) Lines 2 metres long on each side of the access measured along the nearer edge of the carriageway of Nelson Road from their intersection with the centre line of the proposed access.
(c) The straight lines joining the termination of the above lines.

No other work shall be carried out on the site until the above-mentioned sight lines and splay lines have been provided and thereafter the said sight lines and splay areas shall be kept free from any obstruction to visibility in excess of 0.6 metres above the level of the adjoining carriageway.

Reason: In the interests of road safety in accordance with policy GEN7 of the Arun District Local Plan.

Decision:

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

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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 read 'KARL', with a long, sweeping horizontal line underneath.

Karl Roberts
Assistant Director Planning & Economic Regeneration