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SUSSEX BUILDING CONSULTANCY LIMITED

4 REGIS AVENUE, ALDWICK, BOGNOR REGIS. PO21 4HQ.

FAO Mr H Chalk
Development Control
Arun District Council
Maltravers Road
LITTLEHAMPTON
BN17 5LF.

13 October 2026

Dear Mr Chalk,

2 No. new semi-detached 3-Storey houses with parking and new vehicular access. This application is in CIL Zone 4 and is CIL Liable as new dwellings. (Re-submission of BR/77/22/PL).

I refer to the above mentioned development and the planning approval dated 19 January 2024.

There were a number of conditions imposed, some of which require formal discharge, namely;-

1. Start within 3 years.
2. List of plans permission is based upon.
3. Surface water drainage scheme to be submitted.
4. Schedule of materials and finishes to be submitted.
5. Incorporate energy efficient measures.
6. Report through any contamination found.
7. Comply with Part G of the Building Regulations.
8. Obscure glass to first floor side facing windows.
9. Vehicular access to be provided.
10. Car parking to be provided.
11. Cycle spaces to be provided.
12. EV charging points to be provided.

Those highlighted in **RED** (No.'s 3 and 4) are to be the subject of this DOC application.

Condition No. 3

Development shall not commence, other than works of site survey and investigation, until full details of the proposed surface water drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The design should follow the hierarchy of preference for different types of surface water drainage disposal systems as set out in Approved Document H of the Building Regulations, and the recommendations of the SuDS Manual produced by CIRIA. Design considerations must take full account of the 'Supplementary Requirements for Surface Water Drainage Proposals' produced by Arun District Council, and are an overriding factor in terms of requirements. Winter groundwater monitoring to establish highest annual ground water levels and winter percolation testing to BRE 365, or similar approved, will be required to support the design of any infiltration drainage. No building / No part of the extended building shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

Specialist SuDs drainage report and details are included with the application from BP Civils Limited is attached with this submission as well as a copy of the letter from Southern Water Services accepting that there is capacity within the sewer.

Condition No. 4

No development shall commence, other than works of survey and investigation, until full details of the proposed surface water drainage scheme have been submitted to, and approved in writing by the local planning authority. The details submitted shall demonstrate consideration of the hierarchy of preference for drainage disposal set out in associated guidance. The proposal should be supported by winter groundwater monitoring to establish highest annual ground water levels and winter percolation testing to support any infiltration drainage, and details of the maintenance and management of the proposed system. The development shall be carried out and maintained in accordance with the approved details.

A surface water drainage report is included with this submission.

Condition No. 8

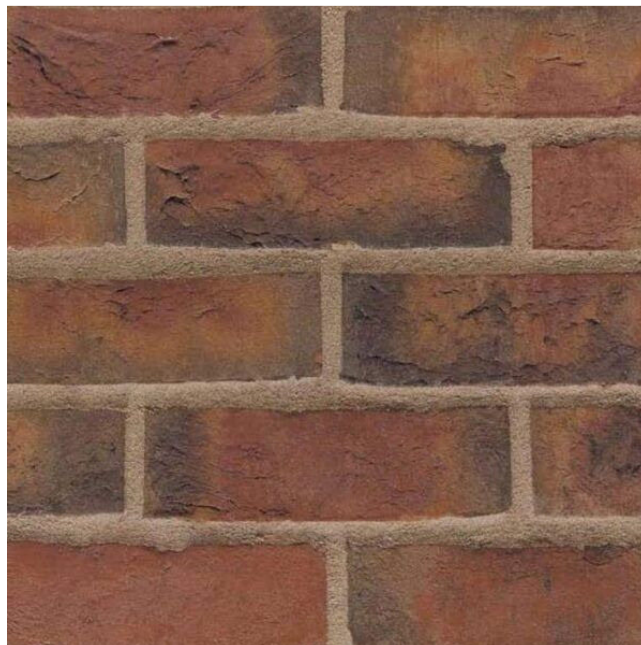
No development above damp-proof course (DPC) level shall take place unless and until a detailed colour schedule of materials and finishes to be used for external walls (and roofs) of the proposed buildings have been submitted to and approved in writing by the Local Planning Authority and the materials so approved shall be used in the construction of the buildings.

Materials proposed with the development are as follows;-

Roof tiles – Marley Modern (Smooth Grey) concrete interlocking roof tile - see below;-



Brickwork – Wienerberger Casandra Multi Face, see below;-



Dormer Cladding – Cedral Weatherboarding – light grey.



Upper walls – painted or through coloured render finish (white).



Samples of the brick and tiles can accompany this application to be delivered separately if and when requested.

I hope that this detail is self-explanatory, and I look forward to receiving confirmation of the acceptance of the proposals, however, should you wish to discuss any matter then please do not hesitate to contact me.

Yours sincerely,

Chris Moore BSc (Hons), C.Build E MCABE

cc Downview Developments Limited.