

ADM Architects
Trinity
Strettington
Chichester
PO18 0LA

Date: 14th February 2022

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: BR/274/21/DOC

Dear Mr Bish,

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 ref BR/324/17/PL relating to Condition Nos 8 - landscaping scheme, 9 - materials & finishes, 11 - visibility splays, 12 - pedestrian visibility splays and 13 - covered & secure cycle parking spaces.

279-285A Chichester Road Bognor Regis PO21 5AH

Notification regarding the above application:

Condition Number 11

No part of the development shall be first occupied until visibility splays of 43 metres by 0.6 metres have been provided at the proposed site vehicular access onto Chichester Road in accordance with plans and details submitted to and approved in writing by the Local Planning Authority. Once provided the splays shall thereafter be maintained and kept free of all obstructions over a height of 0.6 metre above adjoining carriageway level or as otherwise agreed.

Reason: In the interests of road safety and in accordance with policy T SP1 of the Arun Local Plan 2011-31.

Decision:

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

The details of visibility as shown on drawings "Section 278 Visibility Splay Extent Plan"(502 Rev P) and "Section 278 Agreement Plan (500 Rev P) demonstrate that the required visibility splays can be achieved. WSCC Highways therefore consider that this condition may be discharged.

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the visibility splays will be implemented in accordance with the submitted drawings and permanently retained thereafter.

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