

Planning Department  
Arun District Council  
Civic Centre  
Maltravers Road  
Littlehampton  
West Sussex  
BN17 5LF

30 March 2022  
Ref: FG/Let/P1744i

Dear Sir/Madam,

**RE: Section 73 Variation of Condition Application: Proposed Variation of Condition 2 pursuant to Planning Permission EP/157/20/HH at The Breakers, 29 Tamarisk Way, East Preston, BN16 2TE.**

This application has been submitted on behalf of the Applicant, Mr & Mrs Folland, via the Planning Portal under reference **PP-11121317**. This variation of condition application should be considered with regards to the following documents and drawings:

- **Planning Application Forms and Notices**
- **CIL Forms**
- **Covering Letter**
- **Approved Drawings (See Table 1 below)**
- **Proposed Drawings (See Table 1 below)**

This Section 73 application relates to the variation of Condition 2 attached to application reference EP/157/20/HH, granted permission on 09 February 2021 for:

*“Demolition of part of existing garage and outbuildings. Erection of new 3 bay garage. Extensions and internal and external remodelling of existing dwelling including change from thatch to clay tiled roof.”*

**Proposed Variation of Condition 2 pursuant to Application Reference EP/157/20/HH**

Condition 2 pursuant to application reference EP/157/20/HH relates to the approved drawings as copied out below:

*“The development hereby approved shall be carried out in accordance with the following approved plans:*

*Proposed Site Plan- 1469/05 – October 2020  
Proposed Ground Floor – 1469/06  
Proposed First Floor - 1469/07  
Proposed Second Floor - 1469/08  
Proposed Roof - 1469/09*

Managing Director  
Chris Barker MATP MRTPI  
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*Proposed Elevations - 30-09 - 2020*

*Proposed Elevations - 17-09 - 2020*

*Proposed Elevations - 23-11 - 2020*

*Proposed Elevations - 25-09 - 2020*

*Reason: For the avoidance of doubt and in the interests of amenity and the environment in accordance with policy D DM1 of the Arun Local Plan."*

Following planning consent, the Applicant would like to make minor amendments to the approval, resulting in a reduced floor area as summarised below. Please note that the 'letters' are provided for ease of cross reference to the proposed drawings.

- A. Retention of original outbuilding, to the south of the garage, rather than the approved enlarged outbuilding.
- B. Slight change in the orientation of the garage.
- C. Removal of a chimney.
- D. Introduction of a small catslide roof portion on the western elevation.
- E. Removal of browed eaves above windows to become flat eaves.
- F. Removal of covered bench building.

In addition to the above, the proposals would seek to revert to the existing rainwater drainage below ground rather than soakaways due to the reduction in footprint.

For the avoidance of doubt, please see Table 1 for details of the proposed drawings and which approved drawings are to be superseded as a result of this S73 application:

| <b>Approved Drawings</b>                                                   | <b>Proposed Drawings</b>                |
|----------------------------------------------------------------------------|-----------------------------------------|
| Proposed Site Plan – 1469/04 – October 2020                                | Proposed Site Plan – 1469/NA10B         |
| Proposed Ground Floor – 1469/06                                            | Proposed Ground Floor Plan – 1469/NA15A |
| Proposed First Floor – 1469/07                                             | Proposed First Floor Plan – 1469/NA16A  |
| Proposed Second Floor – 1469/08                                            | Proposed Second Floor Plan – 1469/NA17A |
| Proposed Roof – 1469/09                                                    | Proposed Roof Plan – 1469/NA18A         |
| Proposed West Elevation – 30-09-2020                                       | Proposed West Elevation - 1469/NA14E    |
| Proposed East Elevations – 30-09-2020                                      | Proposed East Elevation - 1469/NA13E    |
| Proposed South Elevations – 17-09-2020                                     | Proposed South Elevation - 1469/NA12E   |
| Proposed New Storage Building Floorplan and Elevation (South) – 23-11-2020 | Proposed South Elevation - 1469/NA12E   |
| Proposed North Elevations – 25-09-2020                                     | Proposed North Elevation – 1469/NA11E   |

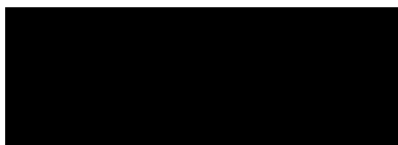
*Table 1 – Approved Drawings to be Substituted by Proposed*

We trust this letter and attachments are sufficient to warrant the variation of Condition 2 as listed above, pursuant to application reference EP/157/20/HH at The Breakers, 29 Tamarisk Way, East Preston, BN16 2TE.

We look forward to receiving written confirmation in the very near future.

If you have any further queries or require further information, please contact me on [REDACTED]

Yours sincerely  
ECE Planning

A large black rectangular box redacting the signature of Chris Barker.

Chris Barker MATP MRTPI  
**Managing Director**