

Mr W Gander  
98 Durrington Lane  
Worthing  
BN13 2RQ

Date: 4th November 2025

Please ask for: Hebe Smith  
Tel: 01903 737626

Your Ref:

Our Ref: EP/96/25/DOC

Dear Mr Gander,

**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 EP/50/25/PL relating to conditions 3-**  
**Biodiversity enhancement layout and 5-covered and secure cycle parking spaces.**  
**The Conservative Club 41 Sea Road East Preston BN16 1JN**

Notification regarding the above application:

**Condition Number 3**

Prior to the first use of the development hereby approved, a Biodiversity Enhancement Layout, providing details and locations of ecological enhancement measures shall be submitted to and approved in writing by the Local Planning Authority.

The enhancement measures shall be implemented in accordance with the approved details prior to the first use of the development hereby approved and all features shall be retained in that manner thereafter.

Reason: To provide a biodiversity net gain on site in accordance with Arun Local Plan policy ENV DM5.

**Decision:**

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

The proposed Biodiversity Enhancement Layout has been assessed and found to be acceptable. The condition is discharged on the basis that the development is constructed in accordance with the following details:

- Biodiversity Enhancement Layout (16th October 2025)

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, consisting of stylized initials 'NC' followed by a period.

Neil Crowther  
Group Head of Planning