

Mr Phil Rowe
Melton Lodge
Rusper Road
Newdigate
RH5 5BX

Date: 19th November 2021

Please ask for: Maria Tomalova

Tel: 01903 737510

Your Ref:

Our Ref: FG/86/21/DOC

Dear Mr Rowe,

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 FG/105/20/PL relating to Condition Nos 3 - car parking, 4 - materials & finishes, 5 - covered & secure cycle parking spaces, 6 - Arboricultural Impact Assessment, 8 - decentralised, renewable & low carbon energy and 9 - charging of electric vehicles

Tudor Close Public House Ferringham Lane Ferring BN12 5NQ

Notification regarding the above application:

Condition Number 8

The dwellings shall not be occupied unless and until the applicant has submitted a scheme for approval by the Local Planning Authority to demonstrate that they will incorporate decentralised, renewable and low carbon energy supply systems and use sustainable construction methods. The approved scheme shall thereafter be implemented prior to occupation of the dwellings and any approved renewable energy supply systems shall be permanently retained & maintained in good working order thereafter.

Reason: To ensure that the development is energy efficient, and in accordance with policy ECC SP2 of the Arun Local Plan

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**

The submitted dwg.no. 2003TU_R1_003 dated 06/05/2021 in respect of low carbon energy supply systems shows a solar array situated on the roofs. This is not considered to be appropriate and would not satisfy the requirements of the condition. The applicant failed to provide Regulation Compliance Report, SAP or Thermal Calculations.

As such, the condition 8 cannot be discharged and you will need to make a revised submission.

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