

LU/210/19/PL - Inglecroft Toddington Lane Littlehampton BN17 6JU

IMPLEMENTATION AND CONDITION COMPLIANCE STATEMENT – 17 JUNE 2020		
CONDITION	COMPLIANCE UPDATE	
1. The development hereby permitted shall begin not later than 3 years from the date of this decision.	Decision date 20/1/20. Development commenced March 2020	
2. The development hereby permitted shall be carried out in accordance with the following approved plans: Site location Plan - SP01, Block Plan – 0519.SP02, Floor Layout Plans and Elevations – 0519.PL02 rev A, Proposed Hard Layout and Hard Landscaping Plan 0519.PL01 rev A	The development is proceeding in accordance with these approved plans	
3) Demolition and construction of the development shall be carried out in accordance with the Supplementary Construction Management/Delivery Statement dated 20 June 2019 and no demolition or construction works shall take place other than between 08:00 - 18:00 hours Monday to Friday; 08:00 - 13:00 hours on any Saturday and not at all on any Sunday, Public or Bank Holiday.	The development is proceeding in accordance with the approved statement and this condition	
4) No development above damp proof course (DPC) level shall take place until there has been submitted to, and approved in writing by, the local planning authority a landscaping scheme including details of soft landscaping to include planting plans; written specifications (including cultivation and other operations associated with plant and grass establishment); schedules of plants noting species, plant supply sizes and proposed numbers/densities where appropriate. The approved details of the landscaping shall be carried out in the first planting and seeding season, following the occupation of the buildings or the completion of the development, whichever is the sooner, and any trees or plants which, within a period of five years from the completion of development, die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species.	The development is approaching DPC level and the required landscaping scheme in accordance with the condition is attached.	
5) The external surfaces of the development hereby permitted shall be constructed in the materials shown on the Floor Layout Plans and Elevations – 0519.PL02 rev A.	The development is proceeding in accordance with this condition.	
6) No windows shall be constructed at first floor or above in the west side elevation of plot 1, east side elevation of plot 2 and west side of plot 10 hereby permitted.	Plots 1, 2 and 10 will be completed in accordance with this condition.	
7) None of the dwellings hereby permitted shall be occupied until it has been provided with a charging point for electric vehicles, the location of such to be agreed in writing with the local planning authority.	A charging point for electric vehicles will be provided within the garage proposed for each dwelling.	
8) None of the dwellings hereby permitted shall be occupied until the vehicle parking and turning spaces have been provided in accordance the approved Proposed Hard Layout and Hard Landscaping Plan 0519.PL01 rev A and these spaces shall be retained for their respective uses.	The development will be completed in accordance with this condition.	
9) None of the dwellings hereby permitted shall be occupied until works for the disposal of sewage shall have been provided on the site to serve the development hereby permitted, in accordance with details that have first been submitted to and approved in writing by the local planning authority.	Works for the disposal of sewage have been provided on the site to serve the development as shown on the attached plan (red lines) and connected to the mains sewer in Barns Close as approved by SWS Ltd and West Sussex County Highways	
10) None of the dwellings hereby permitted shall be occupied until works for the disposal of sewage shall have been provided on the site to serve the development hereby permitted, in accordance with Document H of the Building Regulations.	Works for the disposal of sewage have been provided on the site in accordance with Document H	
11) None of the dwellings hereby permitted shall be occupied until the surface water drainage system has been installed and made operational in accordance with the Supplementary Drainage Statement dated 20 June 2019 and Document H of the Building Regulations.	The surface water drainage system shown in blue on the attached plan will be installed in accordance with the condition	