

Persimmon Homes Thames Valley
Persimmon House
Knoll Road
Camberley
GU15 3TQ

Date: 7th February 2022

Please ask for: Michael Eastham

Tel: 01903 737772

Your Ref:

Our Ref: LU/401/21/AOO

Dear Ms Harris,

Section 106 Town and Country Planning Act 1990
Application for Approval of Details to Satisfy an Obligation

Application to approve details required under obligation for the 1) Ecology Scheme. 2) Amenity Space Scheme & 3) Open Space & Structural Landscaping Scheme for Phase 2B (LU/178/20/RES) Hampton Park Development.

Phase 2B Hampton Park Toddington Lane Littlehampton

The Council has considered the details you have submitted in order to satisfy obligations contained in the Section 106 agreement dated 23rd January 2013 which relates to planning permission LU/47/11.

The following details you have submitted comply with Schedule 16, Part 1 - Ecology:

- North Littlehampton (Phase 4), Toddington Lane, West Sussex: Ecological Mitigation and Management Plan, (Final Document: Revision 1), (Report Ref. 5185.F1), 10th June 2021, prepared by ECOSA.

The following details you have submitted comply with Schedule 3, Part 2, Clause 1 - Amenity Space Scheme:

- Drawing No. 545_PL_AP2_101 Site Layout - Colour.

There are no areas of Public Open Space on Phase 2B (also known as Phase 4) and there are no Local Areas of Play (LAPs) or Local Equipped Areas of Play (LEAPs) as the site is immediately adjacent to the Central Wetland Area, which will form the largest area of public open space in Hampton Park. LAPs have been provided in Phase 2 and a LEAP is also being provided in Phase 2 which is immediately west of Phase 2B.

The following details you have submitted comply with Schedule 3, Part 1, Clause 1 - Open Space & Structural Landscaping Scheme:

- Drawing No. 545_PL_AP2_101 approved Layout Plan.
- Drawing No. A088461 - LA400 Rev. P - Landscape Layout
- Drawing No. A088461 - LA401 Rev. P - Proposed Planting
- Drawing No. A088461 - LA402 Rev. P - Proposed Planting
- Drawing No. A088461 - LA403 Rev. P - Proposed Planting

The management and maintenance of any areas outside of private domestic curtilages would be completed by an appointed management company.

I confirm that these plans are acceptable to satisfy Schedule 16, Part 1 - Ecology, Schedule 3, Part 2, Clause 1 - Amenity Space Scheme and Schedule 3, Part 1, Clause 1 - Open Space & Structural Landscaping Scheme.

ADC ECOLOGY:

No objection.

The Ecological Mitigation and Management Plan, (June 2021) is sufficient. Provided these measures are implemented in their entirety it is considered the demands set out in the Section 106 Agreement to be met.

ADC GREENSPACE:

No objection.

APPROVED

To fully comply with the obligations the development must be completed in accordance with the above details. If subsequent changes are required, amended details will need to be submitted and approved again.

Please note this letter does not constitute a formal discharge of obligations under Section 106A of the Town and Country Planning Act 1990.

If you have any queries please do not hesitate to contact the above case officer.

Yours sincerely



Neil Crowther
Group Head of Planning