

SLR Consulting  
Mountbatten House  
1 Grosvenor Square  
Southampton  
SO15 2JU

Date: 27th November 2025

Please ask for: Jessica Riches  
Tel: 01903 737852

Your Ref:

Our Ref: P/127/25/DOC

Dear Black,

**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 P/25/17/OUT relating to conditions 4-  
Construction Phasing Scheme, 5-Materials Schedule, 9-Arboreal Method Statement, 15-  
Ecological Management and Mitigation Plan, 20-Employment and Skills Plan, 22-Renewable Energy,  
23-Broadband Provision and 26-Electrical Vehicle Charging.**

**Church Barton House Horns Lane Pagham PO21 4NZ**

Notification regarding the above application:

**Condition Number 22**

Before development commences a scheme identifying the principles to be incorporated into detailed building design as the means of energy conservation, together with on-site energy renewable devices, shall be submitted to and agreed with the Local Planning Authority. Such scheme as is submitted shall seek as a target the provision of on-site renewable energy which will generate an estimated 10% of annual energy requirements of the buildings granted planning permission. In determining the provision of on-site energy generation account will be taken of the impact on the viability of the development. Such scheme as is approved will be implemented in accordance with the scheme.

Reason: In accordance with Policy ECC SP2 of the Arun Local Plan. It is considered necessary for this be a pre-commencement condition as sustainability goes to the heart of the approval.

**Decision:**

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**  
The applicant has submitted an energy statement (Pagham Energy Statement Rev B) which identifies various fabric first measures and compliance with building control requirements. However, the document is vague in terms of actual energy demand and how the energy generated from solar energy through the proposed solar panels achieves the 10% policy requirement.

In addition, no solar panel specifications or layout plans have been provided to show how many panels

will be accommodated on each roofscape.

Therefore, the details submitted are insufficient in order to discharge the condition and the application is refused.

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