

PROPOSED CHANGE OF USE AND CONVERSION OF A
STORE
AT WALBERTON HOUSE, THE STREET, WALBERTON
WEST SUSSEX BN18 0PJ
TO A SINGLE DWELLING

DESIGN AND ACCESS STATEMENT, AFFORDABLE HOUSING STATEMENT,
BIODIVERSITY SURVEY & REPORT, FLOOD RISK ASSESSMENT, BIN STORAGE AND
COLLECTION PROVISION, PARKING PLAN, STRUCTURAL SURVEY & CONVERSION
METHOD STATEMENT, HERITAGE STATEMENT, AND TREE SURVEY AND
ARBORICULTURAL REPORT

This document is attached as an updating addendum to the documents which were submitted as part of the planning application reference WA/6/14 for which permission was granted on the 9 May 2014.

This new document and the original ones submitted are in support of the new application which is for a renewal of the unimplemented permission of the 9 May 2014.

As to the **Design and Access Statement** I have made no changes to the original dated the 14 May 2010. The reason is that although paragraph's 215 and 216 of the NPPF have introduced changes to the way planning applications are considered and are to be dealt with, and the Walberton Neighbourhood Development Plan is clearly a new relevant document which I have taken into account, the bottom line is that what was stated in May 2010 really remains unchanged to-day in respect of this particular property.

As to the **Affordable Housing Statement** a Section 106 agreement dated the 18 January 2011 has already been entered into and clause 7.5 of that agreement permits it to be used for this new application which is for an identical development as authorized by the planning permission of the 3 February 2011.

I have re-inspected the site and a **Biodiversity Checklist** is enclosed which shows no change from that previously submitted.

A **Flood Risk Assessment** is not required as the property does not lie in Flood Zones 1, 2 or 3 as is shown on the enclosed map.

The **Bin Storage and Collection Provision** for recycle and normal bin storage is shown on drawing no.2 submitted with the planning application and both bins can easily be wheeled to the roadside for collection. This is unchanged from that previously submitted.

Drawing 2 attached to the planning application shows the **Parking Plan** which is for two cars, and shows no change from that previously submitted.

With the **Structural Survey & Conversion Method Statement** I have re-inspected the property and reviewed my report and the 12 March 2014 and the contents of that report still stand and need no revision.

As no trees within the application site or on land adjacent to it are to be affected by the proposed development, as with the previous application no **Tree Survey and Arboricultural Report** is required.

I would request that if necessary the conditions 1 to 10 inclusive attached to the planning permission WA/6/14 be repeated for the planning permission that I ask be granted for this renewal application.

Peter D King FRICS
Chartered Surveyor
25 May 2017