

Application for approval of reserved matters following outline approval.
Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	
Suffix	
Property name	
Address line 1	Land east of Tye Lane
Address line 2	
Address line 3	
Town/city	Walberton
Postcode	

Description of site location must be completed if postcode is not known:

Easting (x)	497337
Northing (y)	106169

Description: *Character & appearance of the Walberton Village Conservation*

land with extant outline planning permission WA.44.17.OUT for development of up to 175 dwellings

Approval of reserved matters following outline consent WA/44/17/OUT for the erection of 175 No. dwellings, car parking, including garages, internal access roads, footpaths, parking & circulation areas, hard & soft landscaping, allotments, play areas/equipment & community orchard & other associated infrastructure & engineering works. This application may affect the Area.

2. Applicant Details

Title	
First name	
Surname	
Company name	Linden Homes (South)
Address line 1	C/O agent
Address line 2	
Address line 3	
Town/city	
Country	

2. Applicant Details

Postcode

Primary number

Secondary number

Fax number

Email address

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title

Miss

First name

Laura

Surname

Humphries

Company name

Address line 1

Pegasus Group

Address line 2

Whitworth Road

Address line 3

Town/city

CIRENCESTER

Country

Postcode

GL7 1RT

Primary number

Secondary number

Fax number

Email

4. Development Description

Please indicate all those reserved matters for which approval is being sought

- ☐ Access
☒ Appearance
☒ Landscaping
☒ Layout
☒ Scale

Please provide a description of the approved development as shown on the decision letter

"Outline application with some matters reserved for up to 175 dwellings, new vehicular access, together with associated car parking, landscaping & community facilities to include allotments, play space & community orchard. This application is a Departure from the Development Plan & may affect the character & appearance of the Walberton Village Conservation Area."

Reference number

WA.44.17.OUT

Date of decision (date must be pre-application submission)

23/02/2018

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment

4. Development Description

impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

Approved if Reserved Matters for the erection of 175 dwellings, car parking including garages, internal access roads, footpaths, parking and circulation areas, hard and soft landscaping, allotments, play areas/equipment and community orchard, and other associated infrastructure and engineering works.

Has the work already started?

☐ Yes ☒ No

5. Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

Please refer to the covering letter

Please list all drawing numbers submitted with this application for approval

Please refer to the covering letter

If applicable, please state the reasons for any changes to the original drawings

6. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☒ The agent
☐ The applicant
☐ Other person

7. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First name

Michael

Surname

Eastham

Reference

PAA/125/18

Date (Must be pre-application submission)

Details of the pre-application advice received

detailed comments on the matters to be addressed in the RM submission

8. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

8. Authority Employee/Member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)

22/10/2018

LHU/P18-1110PL

24th October 2018

Michael Eastham
Planning Department
Arun District Council
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

PP:07300291

Dear Mr Eastham,

**Town and Country Planning Act 1990
Application for Reserved Matters for 175 dwellings and associated works
pursuant to Outline Planning Permission WA.44.17.OUT
Land East of Tye Lane, Walberton**

Please find attached an application which I hereby submitted on behalf of my client, Linden Homes (South) in connection with the above site.

Background

The site has the benefit of outline planning permission which was granted in February 2018 for a development comprising of the following;

"Outline application with some matters reserved for up to 175 dwellings, new vehicular access, together with associated car parking, landscaping and community facilities to include allotments, play space and community orchard"

This application seeks the Approval of Reserved Matters for a development comprising of the following;

- 175 dwellings comprising of a mix of 2, 3, 4 and 5 bed dwellings.
- 30% (52 homes) affordable homes of which 50% will be affordable rent and 50% for shared ownership.
- Vehicular Access to the site from Yapton Lane as set out in the Outline Planning Permission.
- Formal and informal open space areas including play area for children, allotments and a community orchard.
- Creation of a green network around the perimeter of the site along with additional landscaping and connections.

The proposed description of development is;

PLANNING | DESIGN | ENVIRONMENT | ECONOMICS
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