

Barratt David Wilson Southern
BDW House
Walnut Tree Close
Guildford
GU1 4SW

Date: 17th December 2020

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/141/20/DOC

Dear Mr Havis,

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 Y/92/17/OUT relating to conditions 9-surface water drainage, 10-maintenance & management manual for surface water drainage, 12-foul drainage system & 27-levels.

Land East of Drove Lane Yapton BN18 0EB

Notification regarding the above application:

Condition Number 12

Prior to the approval of any reserved matter details of a proposed foul drainage system shall be submitted to and approved in writing by the Local Planning Authority (including details of its siting, design and subsequent management/maintenance, if appropriate) and no dwelling shall be occupied until works for the disposal of sewage relating to that dwelling have been fully implemented in accordance with the approved details.

Reason: To ensure adequate infrastructure is provided to enable the scheme to be satisfactorily drained in accordance with Policies D DM1, W DM1 and W SP1 of the Arun Local Plan. It is considered necessary for this to be a pre-commencement condition as the foul drainage system goes to the heart of the planning permission.

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**
It is not possible to agree the foul drainage system details until the layout has been approved through a reserved matters application and approval has been given. Please therefore resubmit this discharge after the reserved matters have been approved.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, consisting of stylized, cursive letters that appear to be 'NC' followed by a small dot.

Neil Crowther
Group Head of Planning