

Pallant Homes
Peregrine House
Ford Lane
Arundel
BN18 0DF

Date: 26th May 2022

Please ask for: Obafemi Okusipe
Tel: 01903737645

Your Ref:

Our Ref: Y/37/22/DOC

Dear Mr Van der Wee,

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 ref Y/158/21/PL relating to Condition Nos 7 - mitigation method statement providing details of how existing hedgerows to be retained, protected & enhanced; 9 - decentralised & renewable or low carbon energy; 11 - foul drainage system; 12 - Construction & Environmental Management Plan; 13 - bat method statement/mitigation strategy; covered & secure cycle parking spaces; 22 - charging of electric vehicles and 25 - external lighting.

The Steddles North End Road Yapton BN18 0DT

Notification regarding the above application:

Condition Number 25

No external lighting shall be installed on site until full details (including type of light appliance, the height and position of fitting, predicted illumination levels and light spillage) have been submitted to and approved in writing by the Local Planning Authority. The submission should also cover new streetlighting if required. The scheme should seek to conform with the recommendations of the Institution of Lighting Professionals (ILP) "Guidance Notes for the Reduction of Obtrusive Light" (GN01:2011) but also minimise potential impacts to any bats using the trees and hedgerows (in accordance with the BCT/ILP Guidance Note 08.18) by avoiding unnecessary artificial light spill through the use of directional light sources and shielding. The lighting approved shall be installed and maintained in accordance with the approved details

Reason: In the interests of the amenities of the area, the site biodiversity (particularly in respect of bats), the interests of minimising crime and to minimise unnecessary light spillage outside the development site in accordance with policies QE SP1, QE DM2 & ENV DM5 of the Arun Local Plan.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The application is supported with Proposed External Lighting provision (dated 9th March 2022) which provides external lighting details of a single wall mounted lantern luminaire, located adjacent to each

front door and rear access door for each dwelling. There will be no street lighting on the development.

External lighting will be limited to a PIR time controlled single wall mounted lantern luminaire located adjacent to each front door and rear access door for each dwelling. The maximum fitting height from ground level is 1.95m. Each luminaire will be time controlled and activated by an integrated PIR sensor. Each luminaire will have an integrated led light source limited to a maximum of 7w and fitted with a diffused lens. A typical lantern is detailed in the Proposed External Lighting.

The Environmental Officer reviewed the information and commented that the requirements of the condition have been met.

As above, the LHA is satisfied in principle and these details are considered to meet the Council's policy requirements. The condition is therefore discharged on the basis of the submitted details provided.

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