

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

Date: 29th July 2020

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/41/20/DOC

Dear Miss Sparkes,

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/92/17/OUT relating to Condition No 6 - design code masterplan.

Land east of Drove Lane Yapton BN18 0EB

Notification regarding the above application:

Condition Number 6

Prior to the submission of any reserved matters application a design code masterplan shall be submitted to, and approved in writing, by the Local Planning Authority. This document shall demonstrate how the detailed proposals will reflect the objectives of the;

Illustrative Site Layout Plan - 1244L.03A

Design and Access Statement - 15th October 2018

The design code masterplan will provide further details on matters such as character areas, street hierarchy, building typologies, key buildings, the approach to car parking, structural planting, street furniture, lighting and treatment of the public realm. The development shall be carried out in accordance with the approved design code.

Reason: To enable the Local Planning Authority to control the development in details in the interests of amenity by endeavouring to achieve buildings of visual quality in accordance with Policy D DM1 of the Arun Local Plan. It is considered necessary for this to be a pre-commencement condition because the design of the scheme goes to the heart of the planning permission.

Decision:

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

This condition is discharged in so far as it relates to the "Yapton SD7 Design Code - Masterplan Rev C (July 2020) and any future planning submissions & the development itself shall thereafter proceed in

accordance with this document.

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 initials 'NC' followed by a period.

Neil Crowther
Group Head of Planning