



Arun District Council
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Tel: 01903 737756
www.arun.gov.uk

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning Act 1990 (as amended)

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.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

497406

103207

Description

Land East of Drove Lane and South of Main Road, Yapton

Applicant Details

Name/Company

Title

Mr

First name

Matthew

Surname

Davy

Company Name

Barratt Redrow (Southern Counties)

Address

Address line 1

Barratt Redrow Southern Counties

Address line 2

Compton House

Address line 3

The Guildway

Town/City

Old Portsmouth Road

County

Surrey

Country

United Kingdom

Postcode

GU3 1LR

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- ☒ Yes
- ☐ No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- ☐ Yes
- ☐ No
- ☒ Not applicable

Description of Your Proposal

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

Approval of reserved matters following Y/92/17/OUT for 300 No. dwellings covering landscape, layout, scale & external appearance (resubmission following Y/78/20/RES). This application affects the setting of listed buildings, affects the character & appearance of the Main Road/Church Road, Yapton Conservation Area & affects a Right of Way. This site falls within Strategic Site SD7 (Zero Rated)"

Reference number

Y/49/21/RES

Date of decision

21/10/2021

What was the original application type?

Approval of reserved matters

For the purpose of calculating fees, which of the following best describes the original development type?

- ☐ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☒ **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Please see covering letter, but in summary it is the substituting of approved landscape plans to incorporate additional ecological measures.

Please state why you wish to make this amendment

Following site audit in April 2026.

Are you intending to substitute amended plans or drawings?

- ☒ Yes
- ☐ No

If yes, please complete the following details

Old plan/drawing numbers

PLN-1-5001 JBA19291-1 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-2 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-3 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-4 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-5 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-6 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-7 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-8 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS
PLN-1-5001 JBA19291-9 Rev G "Detailed Soft Landscape Proposals for Plots and Hard & Soft for POS

New plan/drawing numbers

LAND-1-5001-5010-JBA-19-291 – 01 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 02 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 03 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 04 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 05 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 06 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 07 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 08 Yapton Plots and POS Ver1 Rev Y
LAND-1-5001-5010-JBA-19-291 – 09 Yapton Plots and POS Ver1 Rev Y

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?

- ☐ The agent
- ☒ The applicant
- ☐ Other person

Pre-application Advice

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

☐ Yes

☒ No

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

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

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?

☐ Yes

☒ No

Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, 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.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

- BDWSC

Date

23/06/2026