

Barratt David Wilson Southern
Compton House
The Guildway
Old Portsmouth Road
Guildford
GU3 1LR

Date: 17th May 2022

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/45/22/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/49/21/RES relating to conditions 2-
biodiversity net gain and 6-proposed entrance feature.
Land East of Drove Lane Yapton BN18 0EB

Notification regarding the above application:

Condition Number 6

No development above damp proof course (DPC) level shall take place until the applicant has submitted an alternative design for the proposed entrance feature at the site entrance from Drove Lane which reflects the canal based heritage of the site and for approval in writing by the Local Planning Authority. This will be agreed in consultation with Yapton Parish Council. Thereafter, the agreed entrance feature will be installed prior to occupation of any dwellings within the Canal Green character area.

Reason: In the interests of preservation of the heritage interest of the site in accordance with Arun Local Plan policies HER SP1 and HER DM5.

Decision:

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

The submitted alternative design for the proposed entrance feature at the site entrance from Drove Lane does reflect the canal based heritage of the site. The design has been agreed by Yapton Parish Council and is considered to be a positive addition to the site entrance.

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the feature will be installed in accordance with the submitted details (drawing PLN-3-114 Rev E "Entrance Feature") and permanently retained in 'good working condition' thereafter.

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 flourish and a period.

Neil Crowther
Group Head of Planning