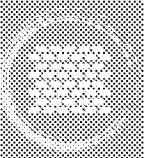
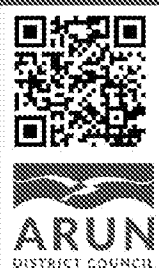


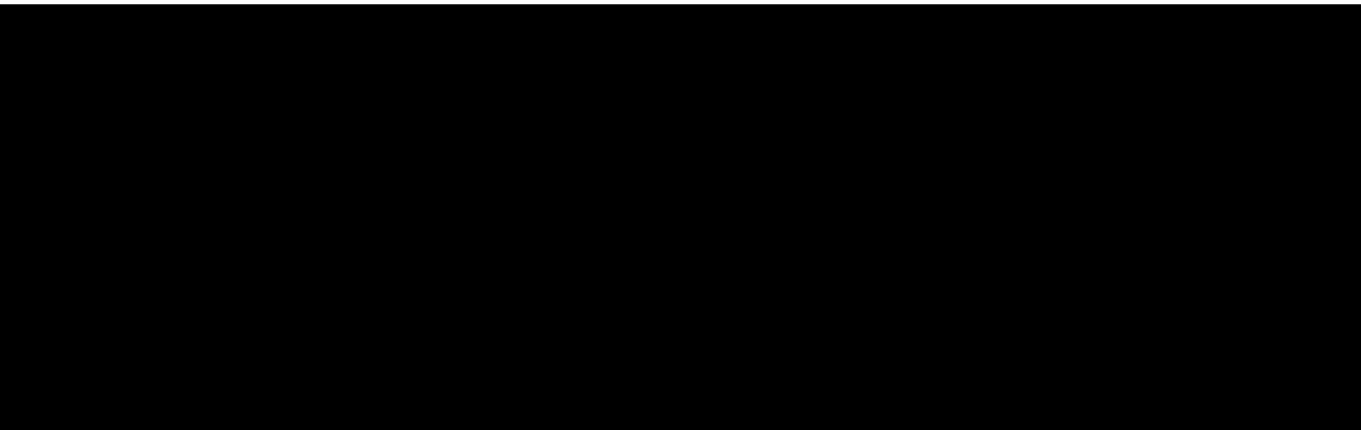
Arun District Council, Civic Centre, Maltravers Rd  
Littlehampton, West Sussex, BN17 5LF  
[www.arun.gov.uk](http://www.arun.gov.uk)

To register to receive notifications of planning applications in your area please go to  
<https://www1.arun.gov.uk/planning-application-finder>



**Our priorities...**

|                                                                                                                               |                                                                                                                                              |                                                                                                                                        |                                                                                                                                     |                                                                                       |
|-------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
| <br><b>Improving the wellbeing of Arun</b> | <br><b>Delivering the right homes in the right places</b> | <br><b>Supporting our environment to support us</b> | <br><b>Fulfilling Arun's economic potential</b> |  |
|-------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF  
[www.arun.gov.uk](http://www.arun.gov.uk)

---

**From:** Zac Denton [REDACTED]  
**Sent:** Monday, July 25, 2022 5:33 PM  
**To:** Maria Tomalova <[Maria.Tomalova@arun.gov.uk](mailto:Maria.Tomalova@arun.gov.uk)>  
**Cc:** Martyn White <[Martyn.White@arun.gov.uk](mailto:Martyn.White@arun.gov.uk)>  
**Subject:** RE: Stakers Farm

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Hi Maria,

Thank you for the email, I hope all is well with you too.

We have reviewed this list against those previously approved to reference Y/105/19/PL, and note that the new additional conditions are 6, 7 and 8 of your email. Please may I ask what the material change is under this permission (in comparison to previous) which results in the necessity for these additional conditions.

We are in agreement with the details requested within Conditions 3, 4 and 5, which match those previously applied.

I look forward to hearing from you.

Kind regards,

Zac

---

**From:** Maria Tomalova <[Maria.Tomalova@arun.gov.uk](mailto:Maria.Tomalova@arun.gov.uk)>  
**Sent:** 25 July 2022 10:27  
**To:** Zac Denton [REDACTED]  
**Cc:** Martyn White <[Martyn.White@arun.gov.uk](mailto:Martyn.White@arun.gov.uk)>  
**Subject:** [EXTERNAL] Stakers Farm

Hi Zac,

I hope you are well.

Please see below suggested pre-commencement conditions, we need your agreement with them.  
Some of them are from the original app and notwithstanding current DOC application they are not discharged yet.

**Condition 3:**

No development shall take place until the following details have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details. Drawings (to an appropriate scale) and/or statements should be submitted which describe:

- How and where the flint flooring and stall dividers within the two-storey element of Barn 1 are to be retained and re-used within the site
- how the exposed brick walls, timber ceiling and timber first floor within the two-storey element of Barn 1 are to be retained and incorporated into the new space.

**Condition 4:**

No development shall take place unless and until a) details of the repurposing of the flint flooring; how it is to be used within the site, b) details of material used, c) details of any external colours/surface treatments, d) details of

the brick bond, e) details of the proposed joinery and f) details of the position of the windows and doors in their openings (as indicated on the plans) have been submitted to and approved by the Local Planning Authority and implemented in accordance with the approved details.

**Condition 5:**

Development shall not commence, other than works of site survey and investigation, until full details of the proposed surface water drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The design should follow the hierarchy of preference for different types of surface water drainage disposal systems as set out in Approved Document H of the Building Regulations, and the recommendations of the SuDS Manual produced by CIRIA. Winter groundwater monitoring to establish highest annual ground water levels and winter Percolation testing to BRE 365, or similar approved, will be required to support the design of any Infiltration drainage. No building / No part of the extended building shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

**Condition 6:**

No development shall commence until full details (at an appropriate scale) of the new external doors and windows (including sections, method of opening and glazing) and their treatment (decorative/protective finish) have been submitted to and approved in writing by the Local Planning Authority. These works shall then be undertaken in strict accordance with the approved details and thereafter retained as such.

**Condition 7:**

No development shall take place until the details of the exposed beams and joists in the ceiling, how they will be treated, (to understand if the rooms will remain exposed to the ceilings, with the timber framework of the roofs clearly visible) have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details.

**Condition 8:**

No development shall take place until the details of the location of any gas/electricity metres have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details.

Kind regards

Maria

**Maria Tomalova**  
Senior Planning Officer  
Directorate of Place



**T:** 01903 737510  
**E:** [maria.tomalova@arun.gov.uk](mailto:maria.tomalova@arun.gov.uk)

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF  
[www.arun.gov.uk](http://www.arun.gov.uk)

<http://www.arun.gov.uk>

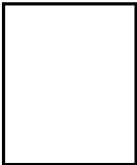
DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

**Important Notice** This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do

not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.

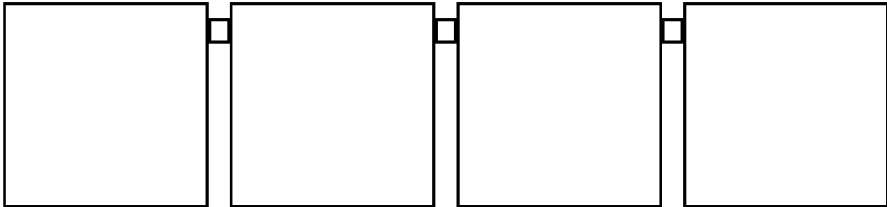
\*\*\*\*\*



 **Zac Denton**  
Planner



Rowan House, Baffins Lane, Chichester, West Sussex, PO19 1UA



Henry Adams LLP is registered in England & Wales. Registered Office: Mulberry House, 8 The Square, Storrington, West Sussex, RH20 4DJ. Company No. OC308996. VAT No. 846 2465 12. [Privacy Policy](#)