

Redrow Homes
Redrow House
Unit 1, Faraday Office Park
Rankine Road
Basingstoke
RG24 8QB

Date: 28th June 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/77/21/DOC

Dear Miss Whishaw,

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/13/18/PL relating to Condition Nos 8 - design & construction drawings for the means of access/egress onto North End Road and 20 - location & installation of fire hydrants.

Street Buildings North End Road Yapton BN18 0DT

Notification regarding the above application:

Condition Number 8

No development shall commence until detailed design and construction drawings for the means of access/egress onto North End Road as shown on Access arrangement Plan Drg: 160602 - 05 have been submitted to and approved by the LPA and no dwelling shall be occupied until this access/egress has been constructed in accordance with the approved detailed design and construction drawings.

Reason: In the interests of road safety, in accordance with Policy GEN7 of the Arun District Local Plan.

Decision:

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

The details submitted in respect of the means of access/egress onto North End Road, as shown on the following drawings has been assessed by the Highways Authority who note that Technical Approval has been obtained from the WSCC Highway Agreements Team for the access works into the site and that works have now commenced.

- "Section 278 Agreement Plan" Dwg No 18-344/600 Rev A;
- "Section 278 Works Plan" Dwg No 18-344/601 Rev B;
- "Section 278 Vehicle Swept Path Analysis" Dwg No 18-344/602;
- "Section 278 Existing Services" Dwg No 18-344/603; and
- "Footpath Connection to North Road" Dwg No D2832-FAB-00-XX-DR-L-0701 Rev PL02.

As such, the condition is fully discharged insofar as the submission of details relates and on the understanding that the accesses will be implemented in accordance with the submitted drawings and permanently retained thereafter.

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