

Luken Beck mdp
30 Carlton Crescent
Southampton
SO152EW

Date: 6th September 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/97/21/DOC

Dear Mr Wessely,

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/63/19/RES relating to condition 5-details of construction & materials of all front openings, windows & doors for plots 2-7, 19-21, 36-41 & front & right hand side openings, windows & doors for plot 1.

Bonhams Field Main Road Yapton BN18 0DX

Notification regarding the above application:

Condition Number 5

No development above damp proof course (DPC) level shall take place unless and until details of the construction and materials of all front openings, windows and doors for plots 2-7, 19-21 & 36-41 and the front & right hand side openings, windows & doors for plot 1 have been submitted to and approved by the Local Planning Authority and the new windows and doors as approved shall then be constructed in accordance with approved details. The submitted details shall include the style and material of the window frames, the arrangement of glazing bars, the set-back of the frames from the external wall face and the window sills.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of amenity and the setting of the adjacent Listed Buildings by endeavouring to achieve buildings of visual quality in accordance with ALP policies D DM1 & HER DM1 and the National Planning Policy Framework.

Decision:

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

The details submitted in respect of the front openings, windows and doors for plots 2-7, 19-21 & 36-41 and the front & right hand side openings, windows & doors for plot 1 are as follows:

"General Arrangement Elevations Plot 1" ref 0122 Rev C02;

"General Arrangement Elevations Plot 2" ref 0202 Rev C02;

"General Arrangement Elevations Plot 3" ref 0212 Rev C02;

"General Arrangement Elevations Plots 4, 5, 6, 7" ref 0222 P02;
"General Arrangement Elevations Plot 19" ref 0019 Rev P01;
"General Arrangement Elevations Plots 20, 21" ref 0232 Rev C02;
"General Arrangement Elevations Plots 36, 37" ref 0132 P03;
"General Arrangement Elevations 38, 39, 40, 41" ref 0137 P03;
"Typical Detail Window Head Sill and Jamb in Brick Elevations" ref 0188 Rev P01;
"Typical Detail Window Head Sill and Jamb in Tiled Elevations" ref 0189 Rev P01; and
Elegance Flush Casement Window Section Details.

You have confirmed that the windows will be installed as per the approved plans (recessed) so as to create a shadow line and that they will have white painted timber frames.

This is considered to be acceptable and satisfies the requirements of the condition. The condition is therefore fully discharged (albeit only in respect of the numbered windows/doors noted above) insofar as the submission of details relates and on the understanding that the windows and doors are installed and retained in accordance with the approved drawings & details.

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 small dot.

Neil Crowther
Group Head of Planning