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Planning Services
Adur & Worthing Councils
Portland House
Worthing
BN11 1HS

20 February 2024

Dear Sir / Madam

UNITS 2&3 DOWNLANDS RETAIL PARK, WORTHING– APPROVAL OF DETAILS PURSUANT TO PLANNING PERMISSION REF: AWDM/2026/22

Please find enclosed an application ("*the Application*") for the approval of details pursuant to Conditions 13 of planning permission ref: AWDM/2026/22, which was granted by Worthing Borough Council on 20 September 2023.

BACKGROUND

On 20 September 2023 planning permission was granted for:

> *"External alterations, amalgamation and refurbishment of existing units 2 & 3, including associated works to the car park including new trolley bay and servicing areas and widening of use to enable the sale of food and drinks, and associated non-food goods from the unit"*

This planning permission was granted subject to a number of conditions.

CONDITION 13

Condition 13 reads as follows:

> *"The development hereby approved shall not be brought into use until further details of a programme of ecological and landscape enhancements to the wider retail park, based on the details set out in the design and access statement, have been submitted to and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved detail"*

The following information is hereby submitted to enable the discharge of Condition 13:

- Ecological Design Strategy, prepared by Lizard Landscape Design & Ecology.

The enclosed ecological strategy sets out a programme of enhancements, management practices and an implementation schedule at Downlands Retail Park. The proposals include installation of log piles to provide areas of hibernation for invertebrates, bat and bird boxes, a bee hotel and a hedgehog home.

Montagu Evans LLP is a limited liability partnership registered in England and Wales with registered number OC312072. Registered office 70 St Mary Axe, London, EC3A 8BE.
A list of members names is available at the above address.

Further details are set out within the enclosed Ecology Strategy.

This Application is submitted via the Planning Portal (PP-12824370). We look forward to receiving acknowledgement of the registration of the application shortly. In the interim, should you have any queries or require any further information, please do not hesitate to contact Kirill Malkin at this office.

Yours sincerely,

Montagu Evans

MONTAGU EVANS LLP

Enc.