Adur District Council

## Development Management

Mr Elliot Stamp
Network Rail
1 Eversholt Street
London
NW1 2DN

**TOWN AND COUNTRY PLANNING ACT 1990**
**TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (AMENDMENT) (ENGLAND) ORDER 2015**
**Schedule 2, Part 18, Class A**

**APPLICATION NUMBER: NOTICE/0017/16**

Details of Development
**APPLICATION FOR PRIOR APPROVAL UNDER PART 18, CLASS A OF SCHEDULE 2 OF THE GENERAL PERMITTED DEVELOPMENT ORDER FOR THE INSTALLATION OF NEW ELECTRIFICATION SUBSTATION INFRASTRUCTURE TO INCLUDE 5 MODULAR STRUCTURES IN GREY UP TO A MAXIMUM HEIGHT OF 6M CONSISTING OF A TRANSFORMER MODULE, TWO SWITCHGEAR MODULES A RECTIFIER MODULE AND AN AUXILIARY TRANSFORMERS MODULE TO BE SITED ON THE SOUTHERN RAILWAY BANK ADJACENT TO THE RAILWAY BRIDGE. WORKS TO INCLUDE LEVELLING GROUND LEVEL, AND INSTALLATION OF FOUNDATIONS, EARTHING GRID, DRAINAGE AND ELECTRICAL CABLING IN ADDITION TO A PERMANENT VEHICULAR ACCESS MAINTENANCE ACCESS AND FROM NEW SALTS FARM ROAD, TO INCLUDE FENCING AND GATES AT ENTRANCE TO SITE.**

Location of Development
**LAND SOUTH OF RAILWAY LINE NEW SALTS FARM ROAD LANCING WEST SUSSEX**

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that APPROVAL IS GRANTED for the above development from the Local Planning Authority, in accordance with the application and relevant correspondence registered on 23rd September 2016.

This is subject to compliance with the conditions specified thereon.

G Peck

Gary Peck
Planning Services Manager
16/11/2016

Adur District Council
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## SCHEDULE

**Conditions**

01. No development shall take place until full details of soft landscape works have been submitted to and approved in writing by the Local Planning Authority.

Soft landscape works shall include planting plans; written specifications; schedules of plants stating species, sizes and numbers/densities; and the implementation programme. All landscape works shall be carried out in accordance with the approved details. The works shall be completed before any part of the development is occupied or in accordance with the implementation programme approved in writing by the Local Planning Authority.

**Reason**: *In the interests of visual amenity and the environment and to comply with saved policies AB25-27 of the Adur District Local Plan.*

**Informatives / Notes to Applicant**

01. Precautionary land contamination

This site is situated on or adjacent to a site which has been identified through Adur and Worthing Councils' Contaminated Land Inspection Strategy as having the potential to be contaminated. If during development, any visibly contaminated or odorous material, (for example asbestos, stained soil, petrol/diesel/solvent odour, underground tanks/vessels or associated pipework) is found to be present at the site, it is the responsibility of the owner and developer to establish the extent of any potentially harmful material on this site. It is advised that no further development shall be carried out until it has been investigated. It is recommended that the Local Authority's Environmental Health Department is contacted for further advice.

02. For avoidance of doubt this approval relates to the following drawings/plans:-

Drawing No. ADU/EXB/003 - P01 - received 23rd Sept 2016
Drawing No. ADU/EXB/002 - P01 - received 23rd September 2016
Drawing No. ADU/EXB/001 - P01 - received 23rd September 2016
Site location Plan - received 23rd September 2016
Additional Site Plan showing access gate and fencing - received 24th October 2016
Additional plan showing proposed chain link fencing - received 28th October 2016