Taylor Wimpey

Mr K Morgan
Adur & Worthing Councils
Planning, Regeneration & Wellbeing
Portland House
Rickmond Road
Worthing
BN11 1LF

Taylor Wimpey South East
Weald Court
103 Tonbridge Rd
Hildenborough, Tonbridge
Kent TN11 9HL

T: 01732 836000
F: 01732 836030
DX No 5533 Tonbridge

www.taylorwimpey.co.uk

9th August 2011

Dear Keith

LAND TO SOUTH EAST AND SOUTH WEST BRITANNIA AVENUE SHOREHAM-BY-SEA WEST SUSSEX
APPLICATION REFERENCE ADC/0326/10
MATERIAL TO DISCHARGE PLANNING CONDITIONS 2, 3, 4, 5, 6, 7, 8, 9 & 11

I enclose a cheque for £85 for the Planning Condition discharges. The enclosed CD contains folders with the condition as the title and the information for each condition is contained within. I have also enclosed a hard copy of each drawing for your approval.

Condition 2 Material Submitted
Hard Landscape Layout D1923L.101B that shows the location and types of fences to be used on the development. The Boundary Wall drawing 396/A/060A showing the brick wall construction. The Material Schedule provides the wall brick type at each location.

Condition 3 Material Submitted
Hard Landscape Layout D1923L.101B that shows the location and types of surfacing to be used on the development. Cycle storage is within the garages. All parking is within the garages or parking bays under the units as per the approved Planning Application Layout.

Condition 4 Material Submitted
Any wheel washing that is required will take place on the site road between the two sites as per the enclosed Traffic Plan drawing 396-TMP-500A. The road can then be cleaned by one of our site operatives. Wheel washing should not be required after the ground works stage has been completed, as all the driveways will be constructed and the lorries contained on the site roads.

Condition 5 Material Submitted
A traditional method of construction will be used after we looked at timber construction but this would have mean a Crain being placed on the site roads and this would have full closed them and we already have residents living off these roads. With a traditional construction we can store materials in the rear gardens and lift them up onto the scaffolds

Registered Number:
1392762 England and Wales.
Registered Office:
Gate House, Turnpike Road
High Wycombe, Buckinghamshire
HP12 3NR

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from the rear haul roads. We would only have to close the roads for a short time to lift trusses onto the blocks.

We will have a small car park next to the site compound next to the Harbour Club at the end of the old site as shown on drawing 396-TMP-500A The site hoarding will be maintained at all times but will have to move in and out as each stage of works is completed. The drawing shows the standard alignment of hording to be adopted on site.

Condition 6 Material Submitted
Hard Landscape Layout D1923L.101B and Soft Landscaping Layout of D1923L.301B shows the location and type of surfacing and planting to be used on the development. I have also enclosed drawing D1923L.401A that shows the Tree Pit detail for your approval.

Condition 7 Material Submitted
The Material Schedule 27th July 2011 Rev. A as issued on email to you.for your earlier approval is attached for your final approval alone with our balcony and external stair detail drawings 396/A058B and 396/A059B that shows the detailed construction of these items.

Condition 8 Material Submitted
We only have one area where this condition applies being the mews driveway to the front of plots 16 to 20. These units are Housing Association units and we have been asked to only provide the standard lighting to the fronts of these units, being PIR dawn to dusk controlled lights to the front of each unit. These are shown on our elevation drawing 396/A/30/034C.

Condition 9 Material Submitted
All our elevation drawings of the units show the FFL been above the 5.5m AOD level and are enclosed as the following drawings. 396/A/30/030C, 396/A/30/031C, 396/A/30/032C, 396/A/30/033C, 396/A/30/034C. The ground floors only contain the Hall, Utility Room and garage as per the Approved Planning layouts.

Condition 11 Material Submitted
We have provided full width paving to the rear of each unit that can be used to store bins to take waste and recycled materials. The bins can be moved to the fronts of each unit for collection through the garage space.

I truss that the above documents will discharge our Planning Conditions but if you require any additional information please contact me.

Yours sincerely

[redacted]

Neal Waddingham
Technical Manager