Tuesday, 31 October 2023

Jess Sparkes MRTPI
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[redacted]
Cala South Home Counties Ltd
Dorking Business Park
Station Road, Dorking
RH4 1HJ

James Appleton
Head of Planning
Planning Department
Adur and Worthing Council
West Sussex
VIA EMAIL

Dear James,

APPLICATION UNDER SECTION 96A OF THE TOWN AND COUNTRY PLANNING ACT 1990

Monks Farm, Lancing – Non-Material Amendment to Planning Permission AWDM/0021/22

Planning permission was granted for 385 dwellings, community hub, vehicular access, and landscaping on 21 February 2023.

Construction is underway and the first properties are due to be occupied from early 2024. As part of the construction process, we have sought to make some minor changes to ensure that vehicular parking for the affordable housing properties is M4(2) compliant.

- Please find enclosed plan ref: 00118-701-LANCING2 External Works Plan

The above plan reconfigures vehicular parking spaces at the south of the site to allow additional access space for M4(2) compliance. The new position for the parking spaces is highlighted orange.

The overall parking provision is unchanged, the roads are not adopted, and all applicable parking spaces will be transferred to the Registered Provider to enforce appropriate parking practices.

Under the provisions of Section 96A of the Town and Country Planning Act 1990, a Local Planning Authority has the power to make changes to a planning permission if the change is not material. Such changes can comprise the addition of new conditions and/or the removal or alteration of existing conditions. Accordingly, the enclosed plan should be read alongside those listed under Condition 1.

When considered against the approved development as a whole, the amendment is not considered to be material.

I trust the enclosed is acceptable and look forward to receiving confirmation that the submission is received.

Yours sincerely

[redacted]

Jess Sparkes MRTPI
Head of Planning
Cala Homes