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Stephen Cantwell
Worthing and Adur Planning Department
Portland House
44 Richmond Road
Worthing
BN11 1HS

16 October 2024

Dear Stephen

Section 96A Non-Material Minor Amendment Application: Proposed amendment to external substation location at Land at Former Gas Works Site, Park Road, Worthing, West Sussex.

Planning Portal Reference: PP-13485682

Further to the approval of the Section 73 planning application AWDM/0083/24, please find enclosed a s.96a non-material amendment application to make some minor alterations to the approved scheme.

As the scheme has progressed from approval to detailed design stage minor alterations are required to ensure that the scheme is buildable. Specifically, Berkeley is seeking approval to relocate the external substation in the southern car parking area from the south-west corner to the south-east corner.

This design amendment is necessary to facilitate the cabling requirements of UK Power Networks. Due to the extent of SuDS attenuation tanks, tree irrigation pits and electric vehicle charging ducting in the southern car park, it is not deemed feasible to find a suitable easement strip across the car park to run the high voltage cables from Park Road into the current position of the substation in the south-west corner.

By moving the substation to the south-east corner, there is no longer a need to traverse the various obstacles highlighted above.

The parking spaces and trees are adjusted to accommodate this amendment and there is no loss in total number of parking spaces or trees in the car park.

The changes proposed do not represent a material change to the approved planning permission.

To accompany this submission, the following drawings have been submitted as replacement plans. All remaining approved plans as referenced in the most recent S.73 application are to be retained. Please see a list of existing and replacement drawing references below, to be included in a revised Condition 1 of AWDM/0083/24:

Reference	Existing Drawing	Replacement Drawing
LEVEL 00 (GROUND FLOOR) GA PLAN	PL-20 Rev E	S929-BRO28-SW-00-DR-A-880-001
BLOCK PLAN	PL-02 Rev C	S929-BRO28-SW-00-DR-A-880-003
SITE PLAN	PL-03 Rev C	S929-BRO28-SW-00-DR-A-880-002
LANDSCAPE MASTERPLAN	LAN-DWG-010 Rev 02	LAN_DWG-001 Rev P09

The fee of £363.00 (inc. VAT) has been paid to the Planning Portal at the time of submission of this application. I look forward to receiving confirmation that our application has been validated and trust that the above application submission is self-explanatory.

However, should you have any queries regarding this application please do not hesitate to contact me on 07929 726618 or via Mark.Hobden@berkeleygroup.co.uk.

Yours sincerely,



Mark Hobden
Senior Development Manager