ADUR DISTRICT COUNCIL

Mr Stuart Goldsworthy-Trapp
Trinity Homes (UK) Ltd
Unit 11 Hargreaves Business Park
Hargreaves Road
Eastbourne
East Sussex
BN23 6QW
United Kingdom

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/0622/25

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITIONS 3 (CMP), 4 (PUBLIC SEWER), AND 5 (SURFACE WATER AND DRAINAGE) OF APPROVED APPLICATION AWDM/1314/22. (ALLOWED ON APPEAL APP/Y3805/W/23/3315854).

Location of Development
LAND EAST OF 3 SALT MARSH ROAD SHOREHAM-BY-SEA WEST SUSSEX

The Authority has considered your application, and I can confirm the following condition(s) have been **APPROVED** subject to satisfactory implementation and in accordance with the approved plans.

GPeck

Gary Peck
Head of Planning & Development
14/10/2025

SCHEDULE

Approved Date - 13/10/2025

3 Prior to the commencement of development, a Construction Management Plan shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the approved Plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate of, but be not necessarily restricted to, the following matters:

- The anticipated number, frequency and types of vehicles used during construction.
- The method of access and routing vehicles during construction; HGV construction traffic routings shall be designed to minimise journey distances through Air Quality Management Areas.
- The parking of vehicles by site operatives and visitors.
- The loading and unloading of plant, materials and waste.
- The storage of plant and materials used in the construction of the development.
- The erection and maintenance of security hoarding.
- A commitment to no burning on site.
- The provision of wheel washing facilities and any other measures required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders).
- Details of public engagement both prior to and during construction works.
- Methods to control dust from the site.

Approved Date - 13/10/2025

4 Prior to the commencement of development, confirmation of any measures to be undertaken to divert public sewers shall be submitted to and approved in writing by the Local Planning Authority in consultation with Southern Water. The development shall be implemented in full accordance with the approved details.

Approved Date - 13/10/2025

5 Prior to the commencement of development, full details of the maintenance and management arrangements for the surface water drainage system to be installed shall be set out in a site-specific maintenance manual and submitted to and approved in writing by the Local Planning Authority. The maintenance manual shall include details of financial management and arrangements for the replacement of major components at the end of the manufacturer's recommended design life. Upon completed construction of the surface water drainage system, the owner or responsible management company shall strictly adhere to and implement the recommendations contained within the maintenance manual for the lifetime of the development.

Plans Referred to in Consideration of this application

The application has been assessed and the decision is made on the basis of the following plans and documents submitted:

Reference/Drawing Number	Version	Date Rec
CONSTRUCTION PHASE PLAN	CPP-v2	16.05.2025
DEMOLITION, CONSTRUCTION & ENVIRONMENTAL MANAGEMENT PLAN		16.05.2025
DRAINAGE LAYOUT SHEET 1 OF 2 APARTMENTS	DR-C-0501-P03	16.05.2025
IMPERMEABLE AREAS FLATS EXISTING - POST DEMO	DR-C-0520-P01	16.05.2025
IMPERMEABLE AREAS FLATS PROPOSED	DR-C-0522-P01	16.05.2025
DRAINAGE STRATEGY REPORT Issue: 02	K2483_V2	15.08.2025

Reason: *For the avoidance of doubt and in the interests of proper planning.*