Adur District Council

Development Management

Mr Adam King
ECE Architecture Limited
Brooklyn Chambers
11 Goring Road
Worthing
West Sussex
BN12 4AP

NON-MATERIAL AMENDMENT

TOWN & COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015
TOWN AND COUNTRY PLANNING ACT 1990 (as amended): Section 96A

APPLICATION NUMBER: AWDM/0528/16

Details of Development
APPLICATION FOR A NON-MATERIAL AMENDMENT TO PREVIOUSLY APPROVED AWDM/0980/15. AMENDMENT: CONFIRMATION THAT 4.95M AOD AS CORRECT FINISHED FLOOR LEVEL FOR FLOOD RISK.

Location of Development
152 BRIGHTON ROAD LANCING WEST SUSSEX BN15 8LL
I refer you to your application of 8th April 2016 to amend the development as described above.

In pursuance of the Council's powers under the above-mentioned Act, I hereby notify you that the Council APPROVE the non-material amendment in accordance with the application and accompanying plans. For the avoidance of doubt, these plans and details comprise:-

Drawing 6313/L(01) 001B; and

consequential amendments to Condition 5

"The development permitted by this planning permission shall only be carried out in accordance with the approved Flood Risk Assessment (FRA) and approved drawings and the following mitigation measures detailed within the FRA:

- Habitable rooms Levels to be no less than at 4.95 ms AOD as shown on drawing 6313/L(01) 001B .
- Identification and provision of safe route(s) into and out of the site to an appropriate safe haven (as detailed on page 9 (section 6) of the FRA).
- Other mitigation measures detailed in the FRA.

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Adur District Council
Adur District Council, Development Management, Economy Directorate,
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The mitigation measures shall be fully implemented prior to occupation and subsequently in accordance with the timing / phasing arrangements embodied within the scheme, or within any other period as may subsequently be agreed, in writing, by the local planning authority, and shall be retained thereafter.

Reason: *To reduce the risk of flooding to the proposed development and future occupants in accordance with The National Planning Policy Framework."*

Please note that the existing planning permission **AWDM/0980/15** still stands and that the conditions imposed upon it continue to apply to the development except that the above plans can be substituted for:-

Drawing 2365/02C and Condition 5 (set out below for information) is superseded by the amended condition set out overleaf.

Superseded Condition 5
"The development permitted by this planning permission shall only be carried out in accordance with the approved Flood Risk Assessment (FRA) and the
following mitigation measures detailed within the FRA:

- Habitable Levels to be set at 300mm above the 1 in 200 CC (5.4mAOD) level and sleeping accommodation 600mm above this level.
- Identification and provision of safe route(s) into and out of the site to an appropriate safe haven (as detailed on page 9 (6.1.3) of the FRA).
- Other mitigation measures detailed in the FRA.

The mitigation measures shall be fully implemented prior to occupation and subsequently in accordance with the timing / phasing arrangements embodied within the scheme, or within any other period as may subsequently be agreed, in writing, by the local planning authority, and shall be retained thereafter.

Reason: *To reduce the risk of flooding to the proposed development and future occupants in accordance with The National Planning Policy Framework."*

G Peck

Gary Peck
Planning Services Manager

11/05/2016