



## **Agenda Update Sheet (2)**

**District Planning Committee  
15<sup>th</sup> September 2022**

### **Agenda Item 5:**

#### **APPLICATION DM/21/3805**

##### **Update to Report**

On page 10, second paragraph should read as follows;

'It is considered that the application will have neutral impacts in respect of drainage, water supply, land contamination and its impact on the Ashdown Forest SAC/SPA.'

### **Agenda Item 6:**

#### **Recommended for Approval subject to conditions and a legal agreement**

#### **APPLICATION NO: DM/2021/3279**

##### **Update to the Report**

On page 75 and row 4 of the table on page 100:

- The following text shall be deleted: "In two locations" and "and south of Bridge Farm Shaw 2."
- The text: "145m" shall be replaced with "0.5km."

On the second row of the table on page 76 and the fifth row on the table on page 100:

- The following text shall be deleted: "buffer zones."

On the first row of the table on page 81 and the fourth row of page 102:

- The text "and OS1.2S" shall be added to the 1<sup>st</sup> column.
- An additional bullet shall be added to the second column to read: "OS1.2S is required to be delivered prior to the occupation of 25% of the dwellings in parcel P1.7 and P1.8, amendment to the trigger to enable the acceleration of homes on parcels P1.7 and P1.8."
- An additional bullet shall be added to the 3<sup>rd</sup> column to read: "An additional obligation will be introduced in the legal agreement to require the delivery of the cycle superhighway link through this open space to be delivered prior to the opening of the eastern primary school to ensure pedestrian and cycle connectivity is delivered between Freeks Farm and the school in advance of this open space being delivered."

Paragraph 5 on page 83 and paragraph 7 on page 130 should be amended to add "OS1.2S" after OS1.2N.

On page 109 of the report the text "Appendix B" should be replaced with "Appendix C".

##### **Amendments to Conditions (pages 133-148)**

Amended condition 2:

2. Approval of the details of the access, appearance, layout, scale and landscaping of the site (hereinafter called the "reserved matters") shall be obtained from the Local Planning Authority, prior to the commencement of development of each Reserved Matters area (meaning the site area of each reserved matters application).

The first reserved matters application for Phase 1 of the development as indicated on the phasing plan (parameter plan 008 rev 02) shall be made within 1 year from the date of this planning permission.

The first reserved matters application for Phase 2 of the development as indicated on the phasing plan (parameter plan 008 rev 02) shall be made within 6 years from the date of this planning permission.

The first reserved matters application for Phase 3 of the development as indicated on the phasing plan (parameter plan 008 rev 0201) shall be made within 9 years from the date of this planning permission.

The first reserved matters application for Phase 4 of the development as indicated on the phasing plan (parameter plan 008 rev 02) shall be made within 12 years from the date of this planning permission.

Development within each Reserved Matters Area shall be begun within 2 years of the date of approval of the last Reserved Matters application for that Reserved Matters Area.

Reason: To enable the Local Planning Authority to control the development in detail and to comply with Section 92 of the Town and Country Planning Act 1990.

Amended condition 5:

5. The detailed design of the development proposed through Reserved Matters applications pursuant to this outline planning permission shall have regard to, and broadly accord with, the principles set out in the following parameter plans unless otherwise agreed by the local planning authority:

<b>Title</b>	<b>Reference</b>	<b>Revision</b>
Revised parameter Plan: Planning Application Boundary	001	02 (13.09.2021)
Revised Parameter Plan: Land Use	002	02 (13/09/2021)
Revised Parameter Plan: Green Infrastructure	003	05 (12/04/2022)
Revised Parameter Plan: Access and Movement	004	04 (22/04/2022)
Revised Parameter Plan: Density Plan	005	03 (02/12/2021)
Revised Parameter Plan: Heights	006	03 (02/12/2021)

Revised Parameter Plan: Demolition	007	02 (13/09/2021)
Revised Parameter Plan: Phasing Plan	008	002 (13/09/2021)

Amended condition 21:

21. The development shall be carried out in general accordance with the regional surface water drainage masterplan agreed as part of application DM/21/0817.

Reason: To ensure an acceptable impact on the existing public sewer network as well as to ensure the proposal is acceptable in relation to flood risk and to accord with Policy DP41 of the Mid Sussex District Plan.

Amended condition 23:

23. Foul water drainage shall be designed in general accordance with the foul water drainage masterplan agreed as part of application DM/20/4106.

Reason: To ensure an acceptable impact on the existing public sewer network and to accord with Policy DP41 of the Mid Sussex District Plan.