Horsham District Council

Mr James Fitz-Costa
Churchill Living
Churchill House
6 Chertsey Road
Byfleet
KT14 7AG

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|---|---|
| Our ref: | DISC/25/0100 |
| Your ref: | Southwater - Condition 9 |
| Email: | planning@horsham.gov.uk |
| Direct Line: | 01403 215322 |
| If Calling Please ask for: | Alice Johnson |
| Date: | 19th June 2025 |

Dear Sir/Madam,

**Town and Country Planning Act 1990 (as amended)**
**Town and Country Planning (Development Management Procedure England) Order 2015**

**Approval of details reserved by condition 9 to approved application DC/22/0096**

**Roundstone Park, Worthing Road, Southwater, West Sussex**

The Authority has considered your application, and I can confirm that the submitted information is acceptable pursuant to the following condition(s):

9. **Pre-Occupation Condition**: The development hereby permitted shall be undertaken in full accordance with the Water Neutrality Statement. No dwelling hereby permitted shall be first occupied until evidence has been submitted to and been approved in writing by the Local Planning Authority that the approved water neutrality strategy for that dwelling has been implemented in full. The evidence shall include the specification of fittings and appliances used, evidence of their installation, and completion of the as built Part G water calculator or equivalent. The evidence shall include the specification of fittings and appliances used, evidence of their installation, evidence they meet the required water consumption flow rates, and evidence of the installation and connection of the rainwater harvesting system and appropriate storage tanks to provide a minimum 35 days storage capacity. The installed measures shall be retained as such thereafter.

   Reason: To ensure the development is water neutral to avoid an adverse impact on the Arun Valley SACSPA and Ramsar sites in accordance with Policy 31 of the Horsham District Planning Framework (2015), Paragraphs 179 and 180 of the National Planning Policy Framework (2021), its duties under the Conservation of Habitats and Species Regulations 2017 (as amended), and s40 of the NERC Act 2006 (Priority habitats & species).

**Date of approval - 19th June 2025**

The development shall be implemented in accordance with the approved plans and details listed in the schedule below.

Schedule of plans/documents:

| Plan Type | Description | Drawing Number | Received Date |
|---|---|---|---|
| Photos | Condition 9 Compliance Technical Note | harvesting tank photo 1 | 18.06.2025 |
| Photos | | Harvesting tank photo 5 | 18.06.2025 |
| Photos | | Harvesting tank photo 3 | 18.06.2025 |
| Photos | | harvesting tank photo with location stamp and id | 18.06.2025 |
| Supporting Statement | | Flow restrictors | 02.06.2025 |
| Supporting Statement | | WATER NEUTRALITY PLANNING COMPLIANCE EVIDENCE | 28.05.2025 |
| Supporting Statement | email from agent | email from agent | 18.06.2025 |

This letter constitutes a legal document which should be regarded as an addendum to the original planning application.

If you have any queries or require further information, please do not hesitate to contact the Case Officer.

Yours faithfully



Emma Parkes
Head of Development and Building Control