



Mr Chris Barker
ECE Planning
64-68 Brighton Road
Worthing
BN11 3EN

Application Number: S106/26/0016

TOWN & COUNTRY PLANNING ACT, 1990 (Section 106A)
TOWN & COUNTRY PLANNING (Modification & Discharge of Planning Obligations) Regulations 1992

On behalf of: Vistry Homes Limited

In pursuance of their powers under the above-mentioned Act and Regulations, the Council hereby notify you that they PERMIT the following, that is to say:

Discharge of the following obligations:
Schedule 2, Parts 1-3 Implementation Notice;
Schedule 2, Part 4, Paragraph 4 Commencement Notice to HDC;
Schedule 2, Part 5, Paragraph 5 Commencement Notice to WSCC; and
Schedule 6, Part 2 Paragraph 2.2 Highway Works (roundabout junction only)
of s106 legal agreement (LS/002162) pursuant to planning permission DC/21/2233.

Land North of Glebe Farm and Kings Barn Lane, Kings Barn Lane, Steyning,

The above obligations are hereby discharged, with the Highway Works to be carried out in accordance with the details listed below:

Plan Type	Description	Drawing Number	Received Date
Plans	ROUNDAABOUT VISIBILITY SPLAYS FOR CONSTRUCTION	BR31274 JNP XX XX DR C 2005 REV C01	15/04/2026
Plans	S278/38 AGREEMENT DRAWING ROUNDAABOUT	BR31274 JNP XX XX DR C 2012 REV P06	15/04/2026
Plans	S278 ROUNDAABOUT LONGITUDINAL SECTIONS SHEET 1 OF 2	BR31274 JNP XX XX DR C 3000 REV C01	15/04/2026
Plans	ROUNDAABOUT CROSS SECTIONS SHEET 1 OF 2	BR31274 JNP XX XX DR C 3002 REV C01	15/04/2026
Plans	S28 ROUNDAABOUT CROSS SECTIONS SHEET 2 OF 2	BR31274 JNP XX XX DR C 3003 REV C01	15/04/2026
Plans	S278 ROUNDAABOUT CONSTRUCTION DETAILS SHEET 1 OF 2	BR31274 JNP XX XX DR C 3004 REV C01	15/04/2026

Plans	S278 ROUNDABOUT CONSTRUCTION DETAILS SHEET 2 OF 2	BR31274 JNP XX XX DR C 3005 REV C01	15/04/2026
Plans	S278 ROUNDABOUT ADVANCED DIRECTION SIGNS CONSTRUCTION DETAILS	BR31274 JNP XX XX DR C 3006 REV C01	15/04/2026
Plans	SECTION 278 STREET LIGHTING LAYOUT DRAWING SHEET 1 OF 2	EVO20033445-LD-001 REV B	15/04/2026
Plans	Glebe Farm: A283 Steyning By-Pass near Abbey Road, Steyning, West Sussex Toucan Crossing Design	388542-DD-ISS02-REV02 Dated 11/02/2026	15/04/2026
Plans	S278 ROUNDABOUT LOCATION PLAN	BR31274 JNP XX XX DR C 2001 REV P02	15/04/2026
Plans	S278 ROUNDABOUT LONGITUDINAL SECTIONS SHEET 2 OF 2	BR31274 JNP XX XX DR C 3001 REV P04	11/03/2026
Plans	S278 ROUNDABOUT TRAFFIC SIGNS AND ROAD MARKING LAYOUT	BR31274 JNP XX XX DR C 2006 REV P07	11/03/2026
Plans	SECTION 278 ROUNDABOUT DRAINAGE CATCHMENT PLAN	BR31274 JNP XX XX DR C 2004 REV P03	11/03/2026
Plans	S278 ROUNDABOUT HIGHWAY DRAINAGE	BR31274 JNP XX XX DR C 2003 REV P06	11/03/2026
Plans	S278 ROUNDABOUT SITE CLEARANCE	BR31274 JNP XX XX DR C 2002 REV P04	11/03/2026
Plans	S278 ROUNDABOUT FINISHES AND KERBING	BR31274 JNP XX XX DR C 2009 REV P08	11/03/2026
Plans	S278 ROUNDABOUT PROPOSED LEVELS	BR31274 JNP XX XX DR C 2010 REV P05	11/03/2026
Plans	S278 ROUNDABOUT CHANGES TO HV ACCESS LAYOUT	BR31274 JNP XX XX DR C 2015 REV P02	11/03/2026
Plans	S278 ROUNDABOUT GENERAL ARRANGEMENT	BR31274 JNP XX XX DR C 2000 REV P09	11/03/2026



Emma Parkes
Head of Development and Building Control

Date: 22/06/2026

ADDITIONAL INFORMATION

Right of Appeals

If you are aggrieved by the Council's refusal to modify or discharge the planning obligation, then you can appeal to the Secretary of State under Section 106B of the Town and Country Planning Act 1990.

You must appeal within 6 months of the date of the decision notice. Please note, only the applicant possesses the right of appeal.

Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>. If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.

The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.

The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. Further details are at <https://www.gov.uk/government/collections/casework-dealt-with-by-inquiries>