Horsham District Council

Mr Mihai Cosmin Gradinaru
The Bungalow
West Street
Billingshurst
West Sussex
RH14 9LQ

Our ref:	DISC/25/0224
Your ref:	Discharge Condition 3 - The Bungalow
Email:	planning@horsham.gov.uk
Direct Line:	01403 215 174
If Calling Please ask for:	Steve Astles
Date:	16th July 2025

Dear Sir/Madam,

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

Application for Approval of Details Reserved by Condition 3 to approved application DC/21/2706

The Bungalow West Street Billingshurst West Sussex

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

3. **Pre-Occupation Condition**: The development hereby permitted shall be undertaken in full accordance with the Water Neutrality Statement (prepared by James Eaton-Hennah, Date: 04.9.2023.). The development hereby permitted shall not be occupied until evidence has been submitted to and been approved in writing by the Local Planning Authority that the approved water neutrality strategy for the development 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 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 - 16th July 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
Supporting Docs	Rainwater Harvesting Tank Details		15.07.2025

Supporting Docs	3. Rainwater harvesting tanks - Invoice 0000073918 from Graf UK Limited		15.07.2025
Supporting Docs	Water Efficiency Calculator		15.07.2025
Supporting Docs	The Water Efficiency Calculator for New Dwellings		15.07.2025
Supporting Docs	Water Neutrality Statement		15.07.2025
Supporting Docs	Bristan Flow Regulators Product Data Sheet		15.07.2025
Supporting Statement	DESIGN AND ACCESS STATEMENT		15.07.2025
Supporting Docs	Water Efficiency Installation & Compliance Statement		15.07.2025
Supporting Docs	Intergrated Washing Machine		15.07.2025
Supporting Docs	Lamona Dishwasher		15.07.2025
Supporting Docs	Victoria Plumbing Invoice		15.07.2025
Supporting Docs	Pro 600 Modern Fully Back To Wall Toilet With Soft Close Seat Online		15.07.2025
Supporting Docs	Sales Order Receipt		15.07.2025
Supporting Docs	Washing Machine Invoice		15.07.2025

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