Horsham District Council

Mr Leigh Brooks
BWP Architects
10, Borelli Yard
Farnham
GU9 7NU

Our ref:	DISC/24/0220
Your ref:	Conditions 16 and 27, Broomlands Farm
Email:	planning@horsham.gov.uk
Direct Line:	01403 215382
If Calling Please ask for:	Robert Hermitage
Date:	21st October 2024

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 conditions 16 and 27 to approved application DC/20/0716

Broomlands Farm Robin Hood Lane Warnham West Sussex

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

16. **Pre-Occupation Condition**: Prior to the first occupation of any part of the development hereby permitted, a contamination verification plan shall be submitted to and approved, in writing, by the Local Planning Authority. The verification plan shall provide details of the data collected in order to demonstrate that the works set out in Condition 6 are complete, and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action where required.

    Reason: As this matter is fundamental to ensure that no unacceptable risks are caused to humans, controlled waters or the wider environment during and following the development works and to ensure that any pollution is dealt with in accordance with Policies 24 and 33 of the Horsham District Planning Framework (2015).

Date of approval - 21st October 2024

27. **Regulatory Condition**: No soils shall be imported or re-used within the development site until the developer has submitted details of the chemical testing and assessment of the soils which demonstrates the suitability of the soils for the proposed use. The assessment shall be undertaken by a suitably qualified and competent person and full details shall be submitted to and approved in writing by the local planning authority.

    Reason: As this matter is fundamental to ensure that no unacceptable risks are caused to humans, controlled waters or the wider environment during and following the development works and to ensure that any pollution is dealt with in accordance with Policies 24 and 33 of the Horsham District Planning Framework (2015).

Date of approval - 21st October 2024

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	Verification Report by Kalex Limited dated August 2024	LQ1146-R4	29.08.2024
Supporting Docs	Additional Site Investigation & Remediation Strategy by Kalex Limited date August 2024	LQ1146-R3	29.08.2024

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