Horsham District Council

Mr Daniel Ball
Ridgelands
Kent Street
Cowfold
RH13 8BB

Our ref: DISC/24/0007
Your ref: Ridgelands
Email: planning@horsham.gov.uk
Direct Line: 01403 215 258
If Calling Please ask for: Shazia Penne
Date: 11th March 2024

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 5 to approved application DC/21/1495

Ridgelands Kent Street Cowfold West Sussex

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

5. **Pre-occupation / Use Condition**: The development hereby permitted shall be undertaken in full accordance with the water neutrality statement (received by email on 24.02.023), including the delivery, management, and maintenance of measures for the swimming pool water to be used. No part of the development hereby permitted shall be first occupied / used 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 confirm works undertaken to the neighbouring land (identified in blue on the approved plans), and shall include receipt/details from the water company or equivalent to show swimming pool water filling. The development and land shall be retained in accordance with the agreed details 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 - 11th March 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 Statement	Correspondence from Water Company		06.03.2024
Supporting Statement	Water Trough		05.03.2024
Photos	Swimming pool filling from tanker		15.01.2024
Photos	Water trough removal in field		15.01.2024

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