Bellway
Southern Counties

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09/10/2026

Dear Nicola,

Ref. DC/23/0406 - Land To The West of Ashington C of E School, Park Lane, Ashington, West Sussex

I write to you regarding an Application for approval of details reserved by condition following grant of planning permission under Town and Country Planning Act 1990 (section 74A) for the above Site, granted 10/08/2026.

This submission seeks to partially discharge condition 4 (Archeological Works) in relation to pre-commencement works in tranch 1, as **highlighted** below.

1. *No development or preliminary groundworks can commence until a programme of geophysical survey and archaeological trial trenching has been secured and undertaken in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the planning authority prior to reserved matters applications being submitted.*
2. *A mitigation strategy detailing the excavation/preservation strategy shall be submitted to the local planning authority for approval following the completion of this work.*
3. *No development or preliminary groundworks can commence on those areas containing archaeological deposits until the satisfactory completion of fieldwork, as detailed in the mitigation strategy, and which has been signed off by the local planning authority through its historic environment advisors.*

4. *The applicant will submit to the local planning authority a post-excavation assessment (to be submitted within three months of the completion of fieldwork, unless otherwise agreed in advance with the Planning Authority). This will result in the completion of post-excavation analysis, preparation of a full site archive and report ready for deposition at the local museum, and submission of a publication report.*

   Reason: As this matter is fundamental as the site is of archaeological significance and it is important that it is recorded by excavation before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

To support the partial discharge of Conditon 4, please find enclosed a Written Scheme of Investigation Archaeological Evaluation produced by Tetra Tech.

Please note that Ref. DC/23/0406 granted full planning permission and that the reference to a Reserved Matters submission within this condition is a decrepency.

The relevant application fee has been paid via the planning portal. I trust this is sufficient to discharge this condition but should you require anything further, please do not hesitate to contact myslef.

Yours faithfully,

Dominic Taylor
Senior Planning Manager
Bellway Southern Counties

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