Condition No. 3a

No development shall take place until a scheme, hereafter referred to as the Site Development Scheme, shall have been submitted to and approved in writing by the local planning authority. The Site Development Scheme shall include a timetable for its implementation and details of:

(a) The means of foul and surface water drainage of the site.

Refer to the Aegaea Drainage Strategy Report

Condition No. 3c

No development shall take place until a scheme, hereafter referred to as the Site Development Scheme, shall have been submitted to and approved in writing by the local planning authority. The Site Development Scheme shall include a timetable for its implementation and details of:

(c) External lighting on the boundary of and within the site.

External luminaires to be Steinel XLED Home 2 S (Ref 033071), 3000 K warm-white, PIR-controlled, fully shielded and downward-directed, achieving zero overspill beyond site boundary in accordance with ILP GN08/23 (Bats and Artificial Lighting at Night, 2023)



Steinel XLED home 2 S PIR wall mounted floodlight.



Block Plan
1:500 | PROPOSED

This drawing is the copyright of Manorwood Construction Ltd but may be used for planning purposes by the Local Authority without breach of copyright.

Do not scale from this drawing unless for Local Authority planning purposes.

All dimensions must be checked on site prior to commencement of works.

Construction (Design and Management) Regulations 2015

This drawing is intended for Planning purposes only and as such does not highlight residual design related health and safety risks.

This information can be provided on request; however, it is anticipated that the full extent of residual risks will be identified during the detailed Building Regulations or construction design Status and prior to construction works commencing on site.

All responsibilities and duties of Principle Designer as stated within the above regulations now revert to the client unless Manorwood are appointed to undertake Building Regulations or construction drawings.

MANORWOOD
building on tradition

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Address	Pear Tree Farm, Furners Lane, Woodmancote, Henfield, BN5 9HX
Drawing No.	2403PE_R1_Con.3a + 3c
Scale @ A2	1:500
Job No.	2403PE_R1
Drawn By	MD
Checked By	BK
Drawn On	07.11.2025
Issued On	07.11.2025
Status	Proposed
Drawing	Conditions
Submission	Planning
Revision	000

Application Area: 4572m²

N

Indicative: 0.0°

1m @ 1:
50
100
200
500
1250