



DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DISC/26/0125

Woodfords , Shipley Road, Southwater, West Sussex, RH13 9BQ

DESCRIPTION:

Application for Approval of Details Reserved by Condition 6 to approved application DC/21/2180 (drainage strategy)

RELEVANT PLANNING HISTORY:

DC/21/2180	Outline application for the erection of up to 73 new dwellings (up to 100% affordable housing) and retention of existing farmhouse building, associated public open space, landscaping, drainage and highway infrastructure works, including vehicular access from Shipley Road, with all matters reserved except for access.	Application Permitted on 11.07.2024
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PLANNING ASSESSMENT

Planning Application DC/21/2180 was granted consent on 11/07/2024. This permission was for the following: **Outline application for the erection of up to 73 new dwellings (up to 100% affordable housing) and retention of existing farmhouse building, associated public open space, landscaping, drainage and highway infrastructure works, including vehicular access from Shipley Road, with all matters reserved except for access.**

Consent is sought to discharge the details reserved by condition 6.

Condition 6:

Pre-Commencement Condition: No development shall commence until a drainage strategy detailing the proposed means of foul and surface water disposal has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved scheme.

Reason: As this matter is fundamental to ensure that the development is properly drained and to comply with Policy 38 of the Horsham District Planning Framework (2015).

The LLFA have been consulted and have provided comments on the drainage / surface water disposal and have no adverse comments to make.

Southern Water have reviewed the details relating to foul water disposal, and have no adverse comments to make.

The requirements of the condition have been satisfied.

Recommendation: Application Permitted

