Stonebond.

Stonebond Properties (Guildford) Ltd
1 Bishops Wharf, Walnut Tree Close,
Guildford, Surrey, GU1 4UP
t: 01483 904269

22nd October 2026

Dear Sir or Madam,

Millfield's Farm, Horsham Road, Rusper

Condition 15 - Modal Filter Emergency Services Access

This letter is submitted in support of the discharge of Condition 15 relating to the modal filter adjacent to Plot 21 and the neighbouring Coach House.

The proposed modal filter is shown on Drawing No. GUI002-PWH-XX-XX-DR-L-94-013 – Modal Filter and comprises a timber gate arrangement consisting of a 0.9m pedestrian gate and a 2.7m vehicular gate, together with associated gate posts and supporting infrastructure.

The arrangement has been designed to maintain permeability for pedestrians and cyclists whilst preventing unauthorised vehicular access along the route.

The 2.7m vehicular gate will be secured in the closed position by means of a chain and padlock during normal operation to prevent unauthorised vehicular access. Emergency service vehicles will primarily access the development via the adopted estate road network, including East Road. In the unlikely event that access via the modal filter is required, the chain and padlock securing the gate can be removed by emergency services personnel, allowing the gate to be opened and providing sufficient width for emergency vehicle access.

The proposed arrangement ensures that the retained access route remains suitable for pedestrian and cycle movements whilst retaining the capability to accommodate emergency service vehicles when necessary.

Yours sincerely,

[redacted]

Aarun Sharma

Technical Coordinator, Stonebond