

## **Planning Statement**

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**Discharge of conditions relating to DM/24/1138**

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**Eastlands Farmhouse**

**Malthouse Lane**

**Hurstpierpoint**

**BN6 9LA**

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**To be read in conjunction with provided information.**

**This statement is to support the discharge of conditions application relating to permission DM/24/1138. This application seeks the discharge of conditions 4, 7 & 8.**

*“4. The development hereby permitted shall not commence unless and until details of the proposed surface water drainage and means of disposal have been submitted to and approved in writing by the local planning authority. The building shall not be occupied or brought into use, until all the approved drainage works have been carried out in accordance with the agreed details.*

*Reason: To ensure that the proposal is satisfactorily drained and to accord with the”*

**Please find attached to the application the proposed storm water drainage strategy (1894.100) as designed by Simon Dent Associates Consulting Engineers.**

*“7. No development shall commence on any works which will impact the breeding / resting place of bats, unless one of the following has been submitted to and approved by the local planning authority:*

- a licence issued by Natural England pursuant to Regulation 55 of The Conservation of Habitats and Species Regulations 2017 (as amended) authorizing the specified activity/development to go ahead; or*
- evidence of site registration supplied by an individual registered to use a Bat Mitigation Class Licence; or*
- a derogation to disturb bats issued by Natural England under Wildlife & Countryside Act 1981 (as amended) authorising the specified activity/development to go ahead; or*
- a statement in writing from the Natural England to the effect that it does not consider that the specified activity/development will require a licence.*

*Reason: To conserve protected species and allow the LPA to discharge its duties under the Conservation of Habitats and Species Regulations 2017 (as amended), the Wildlife & Countryside Act 1981 (as amended) and s17 Crime & Disorder Act 1998 and Policy DP38 of the Mid Sussex District Plan.”*

**Please find attached to the application the class license WML-CL47 issued by Natural England. Please also find attached email confirmation of the sites registration.**

*“8. Prior to the commencement of development a non-licensed Precautionary Method Statement for Hazel Dormouse shall be submitted to and approved in writing by the local planning authority. This will contain precautionary mitigation measures and/or works to reduce potential impacts to Hazel Dormouse during the construction phase. The measures and/or works shall be carried out strictly in accordance with the approved details and shall be retained in that manner thereafter.*

*Reason: To conserve protected and Priority species and allow the LPA to discharge its duties under the Conservation of Habitats and Species Regulations 2017 (as amended), the Wildlife & Countryside Act 1981 (as amended) and s40 of the NERC Act 2006 (as amended) and Policy DP38 of the Mid Sussex District Plan.”*

**Please find attached to the application the Hazel Dormouse precautionary working method statement as prepared by JWK Wildlife Surveys.**