

Planning Statement

Description of works:	PROPOSED ERECTION OF A BLOCK OF 15 APARTMENTS WITH ASSOCIATED ACCESS, CAR PARKING, REFUSE AND CYCLE STORAGE IN PLACE OF THE HEALTH CENTRE APPROVED UNDER PLANNING PERMISSIONS 09/03697/OUT AND DM/16/2718. (AMENDED PLAN RECEIVED 25TH AUGUST 2023 SHOWING ELEVATIONAL/DESIGN CHANGES AND UPDATED DRAINAGE INFORMATION).
Address:	PHASE 2E ,KEYMER TILE WORKS, KILNWOOD AVENUE, BURGESS HILL, WEST SUSSEX
Document:	Planning Statement in relation to Discharging Conditions 6,8,9 & 13 of approval reference DM/23/0941
Date:	10 th July 2025
Revision:	A
Doc reference:	24001-PS-02.pdf

Documentation submitted to discharge planning conditions

Condition number	Condition wording	Drawing / Document title submitted to discharge condition	Document reference submitted to discharge condition
6	No development above slab level shall take place until details of the proposed PV panels have been submitted to and approved in writing by the Local Planning Authority. The development shall be implemented in accordance with the approved details.	Apartment elevations	24001 - GEA-010-P2.pdf
		Proposed roof solar panel plan	24001 - SOL-001 P1.pdf
		Details of proposed PV panels	24001 – PV DETAILS rev C.pdf

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8	The proposed 5 ground floor flats have been identified as being M4(2) (Adaptable and Accessible) compliant and shall be fully implemented prior to completion of the development and thereafter be so maintained and retained. No dwelling shall be occupied until a verification report confirming compliance with category M4(2) has been submitted to and agreed with the Local Planning Authority.	Verification reports to Discharge Condition 8 of approval reference DM/23/0941	24001-CON-8.pdf
		Proposed site plan with levels	24001 - COND-001.P1.pdf
		Proposed site section	24001 - COND-002-P1.pdf
		Details: External Ramp	24001 - DET-004-B1.pdf
		Proposed hard landscaping	24001 - LAN-001 - P1.pdf
		Bin & Cycle Plans & Elevations	BIKE AND BIN STORE - DES 139 203 REV 1.pdf

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9	No part of the development shall be first occupied until covered and secure cycle parking spaces have been provided in accordance with plans and details to be submitted to and approved by the Local Planning Authority.	Details to Discharge Condition 9 of approval reference DM/23/0941	24001-CON-9.pdf
		Bin & Cycle Plans & Elevations	BIKE AND BIN STORE - DES 139 203 REV 1.pdf

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13	The foul water and surface drainage proposals for the development shall be provided in accordance with the Keymer Phase 2E Foul and Surface Water Assessment report 9DES/139/402/A May 2023) and prior to the first occupation of the building hereby approved, 'as-build' drainage plans, and an updated maintenance and management plans, shall be submitted to the Council.	CONSTRUCTION ISSUE Proposed drainage layout	DB24.12PH01 Rev C2 Site Plan Drainage Layout.pdf