

Date: 2/04/2025

BY PLANNING PORTAL
Mid Sussex District Council
Oaklands
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Dear Sir

**ABBEVILLE PARK (FORMERLY LAND AT FAIRBRIDGE WAY), BURGESS HILL, WEST
SUSSEX APPLICATION PURSUANT TO S96A OF THE TOWN AND COUNTRY PLANNING
ACT 1990 (AS AMENDED) - DESCRIPTION OF DEVELOPMENT
PLANNING PORTAL REFERENCE: PP-13970154**

I write further to the submission, via the Planning Portal, of an application pursuant to Section 96A ('S96A') of the Town and Country Planning Act 1990 (as amended) for non-material amendments to the Reserved Matters Approval (LPA reference DM/21/2627: 'the RMA') for the residential redevelopment of the former water treatment works at Fairbridge Way, Burgess Hill ('the Site') pursuant to the Outline Planning Permission (LPA reference DM/19/1895: 'the OPP').

Background

The OPP was granted for the redevelopment of the site on 29 June 2021 (LPA ref. DM/19/1895) to provide:

'Outline application for the development of the former sewage treatment works to provide up to 325 dwellings (Use Class C3) with associated access, landscaping and associated infrastructure.'

Subsequent to the approval of the OPP, the RMA was approved on 31 March 2022 for:

'Application for approval of reserved matters pursuant to the outline planning permission reference DM/19/1895 for the approval of the access, appearance, landscaping, layout and scale comprising 307 (Use Class C3) residential units, car and cycle parking, internal roads, a LEMP (400 sq.m) and associated boundary treatments.'

Proposed Non-Material Amendment

The description of development approved under the RMA is:

Application for approval of Reserved Matters pursuant to the Outline Planning Permission reference DM/19/1895 for the approval of the access, appearance, landscaping, layout and scale comprising 307 (Use Class C3) residential units, car and cycle parking, internal roads, a LEMP (400 sq.m) and associated boundary treatments. (Amended Information received 20th January 2022 showing layout amendments to the scheme)

The amendment proposes to update the description of development as follows:

'Application for approval of Reserved Matters pursuant to the Outline Planning Permission reference DM/19/1895 for the approval of the access, appearance, landscaping, layout and scale comprising 307 (Use Class C3) residential units, car and cycle parking, internal roads, a LEMP (400 sq.m) and associated boundary treatments. (Amended Information received 20th January 2022 showing layout amendments to the scheme).'

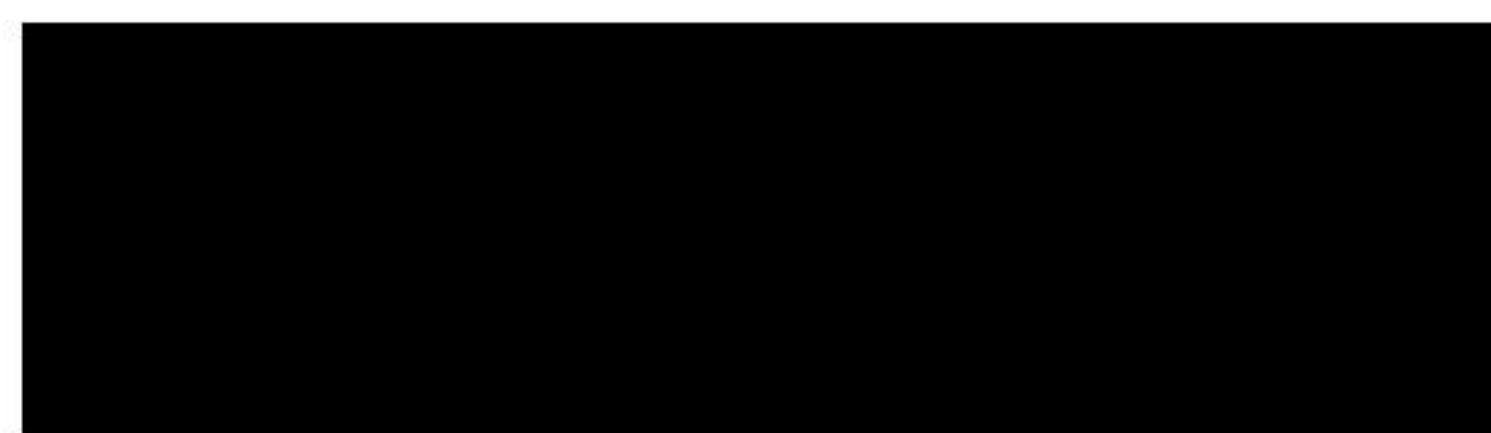
The proposed amendment is considered non-material as condition 6 of the decision notice, provided below for reference, already secures delivery of the approved plans.

'Condition 6 - The development hereby permitted shall be carried out in accordance with the plans listed below under the heading "Plans Referred to in Consideration of this Applications.'

No changes are proposed to the scheme itself through this application.

I trust that the application is in order and look forward to receiving confirmation that it has been validated in due course. Should you require further information or have any further queries, please do not hesitate to contact me.

Yours faithfully,



Paul Dever MRICS
Senior Development Manager – South East