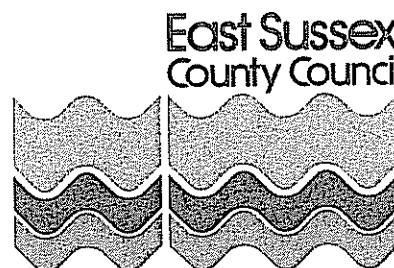


Transport and Environment

Robert E Wilkins  
Director

County Hall  
St Anne's Crescent  
Lewes  
East Sussex  
BN7 1UE

Tel: 01273 481000  
Fax: 01273 479536  
www.eastsussex.gov.uk



Mr L Frost Ba(Hons) DipTP MRTPI  
Director of Planning and Environmental Services  
Lewes District Council,  
P O Box 2707  
Southover House, Southover Road  
LEWES BN7 1DW Fao Amanda Collison

date  
14.9.06

please contact  
Amanda Parks  
Lewes (01273) 481846  
Direct Fax (01273) 479040

our ref  
LW/2513/CC  
AR/AP

your ref  
LW/06/945

Dear Mr Frost

**TOWN AND COUNTRY PLANNING GENERAL REGULATIONS 1992**  
**LW/2513/CC – CONSTRUCTION OF NEW ACCESS AND ACCESS ROAD FROM MILL LANE TO PROVIDE NEW PICK UP/DROP OFF FACILITY FOR SCHOOL BUSES. LANDSCAPING AND ASSOCIATED WORKS TO PROVIDE VISITOR PARKING ON EXISTING BUS PARKING AREA AND PROVISION OF STAFF CAR PARKING WEST OF SCHOOL. CHAILEY SCHOOL, MILL LANE, SOUTH CHAILEY (Within land edged red on applicants plan no. 8325/003g).**

Under the powers delegated to me by the Governance Committee on 30 January 2003, I have issued a Written Notice dated 14.9.06 authorising the carrying out of the above development pursuant to Regulations 3 of the Town and Country Planning General Regulations 1992. Planning Permission is now granted. A copy of the Written Notice is attached hereto.

Therefore, in accordance with Regulation 3 would you please accept this letter in conjunction with the plans shown as formal notification of the development for the purpose of your Register of Planning Applications and Decisions.

Approved Plan(s) numbered: 8325/003g, 8325/024e, C33840/15 Revision A, Outline Waste Management Plan.

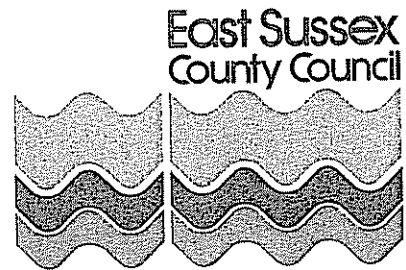
Yours sincerely

Alistair Robson  
Assistant Director - Policy

Copies to: Highway Authority - f.a.o. L Stringer  
T Brown – Corporate Resources - Property  
Local Land Charges Section, Lewes District Council  
Mackellar Schwerdt Architects – Agent  
D Sanders – Children's Services Dept

CLDELCC-DN2





## **TOWN AND COUNTRY PLANNING ACT 1990**

## **TOWN AND COUNTRY PLANNING GENERAL REGULATIONS 1992**

### **Written Notice Pursuant to Regulation 6 (1) of the 1992 Regulations of development authorised by the Director of Transport and Environment.**

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To :- East Sussex County Council  
c/o Mackellar Schwerdt Architects

County Ref. No. LW/2513/CC  
District Ref. No. LW/06/945

TAKE NOTICE that under the powers delegated to me by the Governance Committee meeting held on 30 January 2003 I have authorised the development described in Schedule 1 hereto, pursuant to Regulation 3 of the Town and Country Planning General Regulations 1992, subject to the conditions set out in Schedule 2 hereto.

#### **SCHEDULE 1**

Construction of new access and access road from Mill Lane to provide new pick up/drop off facility for school buses. Landscaping and associated works to provide visitor parking on existing bus parking area and provision of staff car parking west of school. Chailey School, Mill Lane, South Chailey (Within land edged red on applicants plan no 8325/003g).

#### **SCHEDULE 2**

1. The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.

Reason: To comply with Section 91 of the Town & Country Planning Act 1990.

2. Development shall not commence until a detailed Waste Management Plan has been submitted to and agreed in writing by the Director of Transport and Environment. All works shall be carried out in accordance with the approved Plan.

Reason: To minimise the amount of construction and demolition waste generated on site in accordance with Policy W10 of the East Sussex and Brighton & Hove Structure Plan 1991-2011 and Policy WLP11 of the East Sussex and Brighton & Hove Waste Local Plan 2006.

3. Development shall not commence until details of wheel washing facilities have been submitted to and approved in writing by the Director of Transport and Environment. The approved details shall be implemented in full before the commencement of development and the facilities shall be maintained in working order during the construction period and shall be used by any vehicle carrying mud, dust or other debris on its wheels before leaving the site. No vehicle associated with the development shall leave the site carrying mud, dust or debris.

Reason: In the interests of highway safety and the amenity of the locality and to enable the Local Planning Authority to control and regulate the development.

4. Development shall not commence until plans and full details of both hard and soft landscaping works have been submitted to and approved in writing by the Director of Transport and Environment. All works shall be carried out in accordance with the approved details. These details shall include:

Hard Landscaping

- Proposed finished levels or contours
- Means of enclosure
- 
- Hard surfacing materials
- Proposals for restoration, where appropriate

Soft Landscaping

- Planting plans indicating the position of any planting
- Written specifications (including cultivation and other operations associated with plant and grass establishment)
- Schedules of plants, noting species, plant sizes and proposed numbers/densities where appropriate
- Implementation programme

The landscaped areas shall be maintained thereafter.

Reason: To integrate the development effectively into the surrounding environment in accordance with Policies S1 and EN1 of the East Sussex and Brighton & Hove Structure Plan 1991-2011.

5. All existing trees, notwithstanding the two trees that will be removed to make way for the new access that are likely to be affected by the construction activities shall be protected throughout the development in accordance with BS 5837 – “Trees in relation to construction”, and retained during construction.

Reason: In the interests of the visual amenity of the locality in accordance with Policies S1 and EN1 of the East Sussex and Brighton & Hove Structure Plan 1991-2011.

6. No construction process shall be carried out and no deliveries taken to the site other than between the hours of 0800 and 1800 on Mondays to Fridays and 0800 and 1300 on Saturdays and not at any time on Sundays, Bank and Public Holidays without the prior written consent of the Director of Transport and Environment.

Reason: To safeguard the amenities of the occupiers of properties in the vicinity of the site in accordance with Policy S1 of the East Sussex and Brighton & Hove Structure Plan 1991-2011.

7. The new access (labelled 'location A' on plan number 8325/024e) shall not be used until its construction has been completed in accordance with the approved plan number 8325/024e and the specification set out on Form HT407 which is attached to and forms part of this permission.

Reason: To ensure the safety of persons and vehicles entering and leaving the access and proceeding along the highway and in the interests of the amenity of the locality.

APPROVED PLANS

8325/003g, 8325/024e, C33840/15 Revision A, Outline Waste Management Plan.

## INFORMATIVES

1. The School is advised to consider producing a School Travel Plan and to contact the County Council's School Travel Plan Co-ordinator, Andrew Keer on 01273 481542 for information on this.
2. The applicant is reminded that they must contact the Area Highway Manager at Lewes prior to the commencement of works. The applicant is advised to use the postcard attached to Form HT407 for this purpose.

## THE POLICIES RELEVANT TO THIS DECISION ARE:-

East Sussex and Brighton & Hove Structure Plan 1991-2011: Policies: S1 (b) (sustainable development), TR3 (accessibility), EN1 (environment), W10 (construction waste)

Lewes District Local Plan 2003: Policies: ST3 (design, form and setting of development), T8 (pedestrian routes and traffic calming)

East Sussex and Brighton & Hove Waste Local Plan 2006: Policy WLP11 (construction waste).

The East Sussex and Brighton & Hove Waste Local Plan was adopted and came into force on 21 February 2006. Currently there is a High Court Challenge to parts of the Plan.

## REASONS FOR APPROVAL

The proposal will result in a visual improvement on the existing frontage of Chailey School and improved levels of safety for vehicle users and pedestrians on and around the site. The number of car-parking spaces will be increased to a more suitable level and there will be no unacceptable effect on the local environment or residential amenity.

The proposal complies with Policies S1 (b), TR3, EN1 and W10 of the East Sussex and Brighton & Hove Structure Plan 1991-2011, with Policy WLP11 of the East Sussex and Brighton and Hove Waste Local Plan 2006 and with Policies ST3 and T8 of the Lewes District Local Plan 2003.

**All enquiries should be addressed to:**  
Director of Transport and Environment,  
Transport & Environment Department,  
County Hall, St Anne's Crescent,  
Lewes, East Sussex BN7 1UE.

Signed:   
Alistair Robson  
Assistant Director - Policy  
Transport and Environment Department

Date: 14.9.06

Copies to: Highway Authority - f.a.o. L Stringer  
T Brown – Corporate Resources - Property  
Amanda Collison – Lewes District Council  
Local Land Charges – Lewes District Council  
D Sanders – Children's Services Dept

CCDEL-DN2