**Revised recommendation for Agenda Item 5** (additional and revised text in bold)

The Committee is recommended:

1. That the application be approved and the Director of Communities, Economy and Transport be authorised to grant planning permission subject to the conditions set out in paragraph 8.3 of the report and the following matters:

**(i) That the Director of Communities, Economy and Transport confirms that the revised National Planning Policy Framework and the South Marine Plan have not led to a material change in the policy circumstances of relevance to this planning application**

(**ii**) The Secretary of State for Housing, Communities and Local Government having confirmed that the application will not be called-in; and

(**iii**) A s.106 Town and Country Planning Act Planning Obligation securing a contribution of £20,000 towards the Sussex Local Wildlife Sites Initiative and a contribution of £15,000 towards initiatives in the Newhaven Air Quality Action Plan having been completed.

2. That should the Planning Obligation referred to in 1. (**iii**) above not be completed by 31 March 2019, then the application will be referred back to Committee for determination.

**3. That should the requirement of paragraph (i) not be met, then the application will be referred back to Committee for determination.**