



UPDATE TO BILLINGSHURST PARISH COUNCIL – 4th September 2019

Design

Since receiving the resolution to grant planning permission on the 16th April and the subsequent planning consent being issued on 10th June 2019, the Dunmoore professional team have been busy developing the design detail from the planning information into construction documentation, this includes coordination of architecture, civil engineering, structural engineering, landscaping, and other consultants.

Planning

To ensure the design was developed in accordance with Horsham District Council's (HDC) expectations the planning consent has over 60 planning conditions; in addition to developing the design for tendering purposes the professional team have also been submitting documentation to HDC to discharge conditions (all of which are available to view on the planning portal).

Petrol Filling Station Reserved Matters

A Reserved Matters application has recently been submitted and validated by HDC for the Petrol Filling Station (PFS) and Drive-thru Coffee Shop in line with the consented outline planning application. This is being led, as you might understand, by the PFS Operator themselves, although the application information has been reviewed by Dunmoore's retained planning consultant.

Highway Works

Highway works have also been developed through our highway consultant who has been liaising with West Sussex County Council. The highway works remain the same as the detailed design submitted at the planning stage and are being finalised through the S278 which is due to be signed in September 2019.

The highway design is currently out to tender to three Contractors, we are expecting works to commence in Q4 of this year and will provide further information on the programme and any impact on the road network as soon as possible. It is envisaged that a part of the work will take place within the site and therefore will have no impact on the road network or local traffic.

Phase 1 Works – Commencement on site

The developed design for Phase 1 was completed in July 2019 and the information issued to four tendering contractors at the beginning of August 2019, we are currently waiting on the tender returns and will aim to appoint a preferred contractor in September 2019 to commence works on site in October 2019.

Once a contractor has been appointed, we will issue their Construction Management Plan and seek to follow up with the Parish Council periodically on progress.

We are targeting completion in Summer 2020 for Phase 1.

Marketing and Letting

Marketing for the scheme has commenced with letting agents, this will include on site marketing boards, particulars, dedicated website (currently in the process of being finalised) and targeted marketing in local press.

Discussions are underway with a mixture of both national and local trade operators on Phase 1.

With regards to Phase 2, we are in advanced discussions with a number of local occupiers about the scheme on both leasehold and freehold terms. Further meetings with Spellman and British International Industries have also been arranged for later this month.