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Planning Partnership

Student Management Plan

Britannia House, High Street, Shoreham, BN43 5DE

Prepared for

Riverside Living Ltd

September 2018

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1. INTRODUCTION

1.1. This Student Management Plan has been prepared by DOWSETTMAYHEW Planning Partnership in order to discharge condition 11 of application AWDM/0091/17 that granted consent for the demolition of the existing garage block and the construction of 6 studio units at Britannia House, High Street, Shoreham.

1.2. Riverside Living Ltd own the student accommodation.

1.3. The student accommodation will be managed on a day to day basis by KTS Estate Management Ltd, of Park Farm, Chichester Road, Arundel, Sussex, BN18 0AG..

1.4. The management team will include an administration team based in an office open during the week and there will be a 24 hour call out service in case of emergencies.

1.5. The management team will undertake regular inspections of the accommodation.

1.6. The development will be maintained and serviced in respect of fire safety, window cleaning, and emergency lighting.

1.7. The property will have multi information points providing the students with information regarding refuse collection and recycling collection dates and times.

1.8. The property will provide receptacles for both refuse and recycling.

1.9. The immediate neighbours will be given emergency numbers and contact details for the management team together with emergency numbers in case of any issues that may occur.

1.10. Any complaints of anti-social behaviour will be investigated by the management team and reported to Riverside Living Ltd for action. If a complaint is upheld the student will be contacted. If a serious incident occurs, the student will be written to informing them of a breech of lease.

1.11. Clauses covering issues such as appropriate behaviour and respect for neighbours will be written within the lease contracts. The lease contracts will be 12 month Assured Shorthold Tenancies.

1.12. Any severe breech will result in the notification and ultimately eviction of the student.

1.13. A plaque will be placed on the front door notifying the neighbours of contact details should any issue arise on the property at any time.

1.14. The premises will be monitored by CCTV.