ADUR DISTRICT COUNCIL

Mr Matt Bridle
Downsview Associates
Little Acorns
Hampers Lane
Storrington
RH20 3HZ

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/0469/23

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITIONS: CONDITION 03 (MATERIALS); CONDITION 04 (CONSTRUCTION MANAGEMENT PLAN) AND CONDITION 05 (LANDSCAPING) OF APPROVED APPLICATION AWDM/1469/21.

Location of Development
9 IRENE AVENUE LANCING WEST SUSSEX BN15 9NZ

The Authority has considered your application, and I can confirm the following condition(s) have been **APPROVED** subject to satisfactory implementation and in accordance with the approved plans.



Gary Peck
Planning Services Manager
15/05/2023

Adur District Council, Development Management, Economy Directorate,
Portland House, 44 Richmond Road, Worthing, West Sussex, BN11 1HS
Tel: 01903 221065 Email: planning@adur-worthing.gov.uk
Web: www.adur-worthing.gov.uk

SCHEDULE

Approved Date - 15/05/2023

3 No development shall be carried out unless and until a schedule of materials and finishes to be used for the external walls and roof of the proposed building has been submitted to and approved in writing by the Local Planning Authority and the development shall be completed in accordance with the approved schedule.

Reason: *In the interests of visual amenity and to comply with policy 15 of the Adur Local Plan.*

Approved Date - 15/05/2023

4 No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved Management Plan and shall be adhered to throughout the construction period. The Plan shall provide for:-

(i) the parking of vehicles of site operatives and visitors;
(ii) loading and unloading of plant and materials;
(iii) storage of plant and materials used in constructing the development;
(iv) the erection and maintenance of security hoarding;
(v) wheel-washing facilities;
(vi) measures to control the emission of dust and dirt during construction;
(vii) a scheme for recycling/disposing of waste resulting from demolition and construction works;
(viii) details of times of deliveries of materials, etc; and
(ix) hours of construction

Reason: *In the interests of highway safety and amenity having regard to Polices 28 and 34 of the Adur Local Plan.*

Approved Date - 15/05/2023

5 No works or development shall take place until full details of all hard and soft landscaping works and the proposed times of planting have been approved in writing by the Local Planning Authority and all soft landscape works shall be carried out in accordance with those details and at those times. Any plants which within a period of five years from the time of planting die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species unless the Local Planning Authority gives written consent to any variation.

Reason: *In the interests of visual amenity and the environment and to comply with policies 15 and 30 of the Adur Local Plan.*

Plans Referred to in Consideration of this application

The application has been assessed and the decision is made on the basis of the following plans and documents submitted:

Reference/Drawing Number	Version	Date Rec
CONDITION 3 - MATERIALS		27.03.2023
CONDITION 4 - CMP		27.03.2023
CONDITION 5 - LANDSCAPE PLAN	2023.373Land	27.03.2023

Reason: *For the avoidance of doubt and in the interests of proper planning.*