ADUR
DISTRICT COUNCIL

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Development Control

PLANNING PERMISSION

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995**

**APPLICATION NUMBER:
ADC/0244/09**

Mr Gerald Hooper
Lancing College
Lancing
West Sussex
BN15 0RW

Details of Development
2 REPLACEMENT TIMBER BOATHOUSES FOR LANCING COLLEGE USE

Location of Development
LANCING COLLEGE BOAT HOUSE (OLD BARGE DYKE) COOMBES ROAD COOMBES WEST SUSSEX

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they PERMIT the above development, in accordance with the application and relevant correspondence registered on 3rd July 2009.

This is for reasons stated on the attached schedule and subject to compliance with the conditions specified thereon.

Your copy of the application, determined as above, is returned herewith for your records.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

03/08/2009

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment and can take place without resulting in harm to the visual quality and distinctive characteristics of the Area of Outstanding Natural Beauty or the nature conservation value of the Adur Estuary Site of Special Scientific Interest. It would consequently not conflict with the policies of the Adur District Local Plan (AC1, AC2, AC3), PPS7 and PPS9.

Conditions

01. The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

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

02. No development shall take place until a sample of the external finish for the walls and roofs of the buildings hereby permitted has been submitted to and approved in writing by the local planning authority. The buildings shall be finished in accordance with the approved details.

    Reason: *In the interests of visual amenity and to comply with policy AC3 of the Adur District Local Plan.*

03. There shall be no storage of building materials, machinery, plant, boats or other structures outside of the existing boat house compound at any time during or after the works hereby permitted and no operation of machinery or plant within the boundary of the adjacent SSSI.

    Reason: *To protect the Adur Estuary Site of Special Scientific Interest (SSSI) having regard to advice in PPS9.*

04. The boathouses hereby permitted shall include features in the design which are beneficial to wildlife, such as the incorporation of roosting opportunities for bats or the installation of bird nest boxes, in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

    Reason: *To enhance the biodiversity of the site having regard to advice in PPS9.*