ADUR
DISTRICT COUNCIL

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Development Control

Application Number: ADC/0521/08

TOWN AND COUNTRY PLANNING ACT, 1990
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995
TOWN AND COUNTRY PLANNING GENERAL REGULATIONS, 1992

In pursuance of their powers under the above-mentioned Act, Order and the Regulations for the reason stated hereunder the Adur District Council hereby authorise under Regulation 3 of the Town and Country Planning General Regulations, 1992, the following development, that is to say:

External bin stores for Old Mill Close, Laylands Court, Westland Court, Wyck Court and 1-8 Laylands Road and minor external alterations (incl. replacement coloured glazing on communal stairs and painting bare concrete) (ADC Reg 3)

Old Mill Close Chapel Road Southwick West Sussex

to be carried out in accordance with Plan and Application No. ADC/0521/08 and subject to compliance with the conditions specified hereunder.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

Date: 21/01/2009

SCHEDULE

Reasons for Granting Permission

01. The proposed bin stores and enhancements to the frontages of the flats would not detract from the local environment and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. They would consequently not conflict with the policies of the Adur District Local Plan (AG1) and the West Sussex Structure Plan (DEV1).

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. The external materials and finishes of the development hereby permitted shall, prior to commencement of use, be completed to match in design, colour and texture those of the existing buildings unless otherwise approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and having regard to policy AG1 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*

03. This permission relates to the amended plan received on 19th January 2009 and not to the plan originally submitted.

    Reason: *For the avoidance of doubt and because the application as originally submitted was unacceptable having regard to policy AG1 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*