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/0040/09

Mr Trevor Scoble
T. Scoble Association
2 Madeira Place
Brighton
East Sussex
BN2 1TN

Details of Development
REVISIONS TO DESIGN/LAYOUT OF PROPOSED 2 FLATS (AMENDMENT TO ADC/0092/06)

Location of Development
MOOR HOUSE 275 ALBION STREET SOUTHWICK BRIGHTON 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 30th January 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

27/02/2009

PB

SCHEDULE

Reasons for Granting Permission

01. The revisions to the design and layout of the proposed development would not detract from the existing local urban environment and would not result in unacceptable detriment to the amenities of neighbouring properties or detraction from highway safety. They would consequently not conflict with the relevant policies of the Adur District Local Plan (AG1, AB25, AH2, AH5) and the West Sussex Structure Plan 2001-16 (LOC1, NE1, ERA1, DEV1, DEV4-5).

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 conditions of the permission ADC/0092/06 and the associated Section 106 Obligation dated 18 September 2006 shall continue to apply to the proposed development.

Reason: *For the avoidance of doubt and in the interests of residential and visual amenity and highway safety having regard to policies AG1, AB25 and AH2 of the Adur District Local Plan and DEV1 and DEV4-5 of the West Sussex Structure Plan.*

03. This permission relates to the amended plans received on 11 February 2009 and not to the plan originally submitted.

Reason: *For the avoidance of doubt.*

PB