Development Management - Delegated Officer Report

Application Number: AWDM/0728/21 Recommendation – Approve

Site: 8 Cecil Pashley Way, Lancing

Proposal: Installation of 3 ground floor windows to the East side of the building

Date of site visit: Seen previously

Neighbours checked: Y

Additional neighbour notifications: N

Proposal, Site and Surroundings

The application relates to an industrial unit at Shoreham Airport occupied by Cox Powertrain Ltd, an engineering company. The application proposes to install 3no. windows on the ground floor of the east side of the building. The windows will be in keeping with the existing windows at first floor level. They will provide additional light and ventilation for office staff associated with the business.

Relevant Planning History

AWDM/0983/17 - Installation of 7 air conditioning condenser units to the front (south) elevation. Removal of existing rear (north) fence and entrance gates between units 8 and 9 and replace with new chainlink fence with green netting to inside and single leaf swing security gate. Installation of generator, 3 x chillers, 3 pump sets, water tanks, filtration pump, load banks, 2 x bunded oil tanks, bunded fuel tank, air compressor and jet cowl exhaust extraction.

Consultations

Lancing Parish Council: No comment

Representations

None received

Relevant Planning Policies

Adur Local Plan 2017 Policy 7, 15, 25
National Planning Policy Framework (July 2021)

Planning Assessment

Principle

The relevant issues are the effects on the character and appearance of the building and the area.

Visual amenity

The windows are at the side of the building and will match those already present at first floor. No visual harm will arise.

Recommendation

APPROVE

Subject to Conditions:-

1. Approved Plans
2. Standard 3 year time limit

Is recommendation contrary to letter(s) of representation? N

The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Case Officer:	Peter Barnett	Date: 5 August 2021
Authorised by:	Gary Peck	Date: 6 August 2021