ADUR DISTRICT COUNCIL

Mr James Breckell
James Breckell Architects
89 Old Fort Road
Shoreham by Sea
BN435HA
United Kingdom

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/1168/23

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITION 9 (CYCLE PARKING), 10 (CONSTRUCTION METHOD STATEMENT) AND 13 (SOLAR PANELS AND AIR SOURCE HEAT PUMP) OF APPLICATION AWDM/0037/23.

Location of Development
97 OLD FORT ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 5HA

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.

GPeck

Gary Peck
Planning Services Manager
12/09/2024

SCHEDULE

Approved Date - 10/09/2024

9 No part of the development shall be first occupied until covered and secure cycle parking spaces have been provided in accordance with plans and details to be submitted to and approved by the Local Planning Authority.

Reason: *To provide alternative travel options to the use of the car in accordance with current sustainable transport policies.*

Approved Date - 10/09/2024

10 No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved Method Statement and shall be adhered to throughout the construction period. The Statement 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; and
(vii) a scheme for recycling/disposing of waste resulting from demolition and construction works.

Reason: *In the interests of highway safety and amenity.*

Approved Date - 10/09/2024

13 Prior to installation details of the solar panels and Air Source Heat Pump shall be submitted to and approved by the Local Planning Authority. Work shall be carried out in accordance with such details and shall be maintained at all times, unless otherwise approved in writing by the Local Planning Authority.

Reason: *In the interests of visual and residential amenity and to accord with Policy 15 of the Adur Local Plan.*

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
PHOTOS OF ASHP		10.09.2024
EMAIL FROM AGENT DATED 10th SEPTEMBER		10.09.2024
CONSTRUCTION SITE MANAGEMENT PLAN		18.08.2023
DEMOLITION NOTICE		18.08.2023
PRE-DEMOLITION ASBESTOS SURVEY	J024862	18.08.2023

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