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/0298/09**

Mr Roy King
361 Upper Shoreham Road
Shoreham By Sea
West Sussex
BN43 5NB

Details of Development
STORE BUILDING AT REAR OF NO'S 258-262 (WITH ACCESS RAMP)

Location of Development
258 UPPER SHOREHAM ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 6BF

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 August 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

22/09/2009

SCHEDULE

Reasons for Granting Permission

01. The proposed development is within the built-up area and would help meet the needs of a local business without detracting from the local environment. It can take place without resulting in unacceptable detriment to the amenities of neighbouring properties and without detraction from highway safety. It would consequently not conflict with the relevant policies of the Adur District Local Plan (AG1, AS5).

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. Prior to commencement of works details of the proposed materials and finishes to be used for the store, (building and ramp,) including details of the type of doors shall be submitted to and approved by the Local Planning Authority.

    Reason: *In the interests of residential and visual amenity and to accord with policy AH7 of the Adur District Local Plan.*

03. The store hereby permitted shall not be accessed other than between the hours of 07:00 and 19:00 Monday to Saturday and not at any time on Sundays.

    Reason: *To protect the residential amenities of the occupiers of the adjacent properties and to accord with policy AH7 of the Adur District Local Plan.*

04. The building hereby permitted shall only be used for storage associated with Sussex Kitchen and Bathroom Ltd, 256 Upper Shoreham Road and for no other use.

    Reason: *To protect the residential amenities of the occupiers of the adjacent properties and to accord with policy AH7 of the Adur District Local Plan.*