ADUR DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT. 1990

APPLICATION FOR PLANNING PERMISSION

4 copies of this form required, together with plans and appropriate fee.
All measurements are to be given in metric.
If site relates to Lancing or **Sompting,** please submit **5** copies.

FOR OFFICIAL USE ONLY
Appl. No Ax/03136/7
Date Received. 21 FEB 2008
Fee 265
Rem. List

IT IS IMPORTANT THAT YOU READ THE GUIDANCE NOTES AS INCORRECT COMPLETION INVOLVES DELAY

1. Applicant (In BLOCK **CAPITALS**)	Agent (if any) to whom correspondence should be sent (In BLOCK **CAPITALS**)
Name MR C. HOARE AND MRS P. HODGSON	Name
Address 64, ABBEY ROAD, SOMPTING, WEST SUSSEX BN15 0AD	Address
Tel. No. [redacted]	Tel No

2. Type of Application (see Note 2)

		State Yes or No
(a)	Full planning permission (including changes of use)	YES
(b)	**Outline** planning permission	NO →
(c)	**Renewal** of a **temporary** permission	NO
(d)	Permission for retention of **building** or continuance of **use** without complying with a condition imposed on a planning **permission**	NO
(e)	**Permission to develop land** without complying with a **condition** imposed on a planning permission.	NO

If yes, **state** those matters to which **this application relates** (**tick** where appropriate)

(0	Siting	n
(ii)	Design	☐
(iii)	External appearance	n
(iv)	The means of access	☐
(v)	Landscaping of the **site**	n

If yes, state the **date** and number of the permission and **outline** the particular condition

Dale

Application No.

Condition No.

3. (a) **Full address or location of the land to which this application relates**

1, INGLECROFT COURT
COKEHAM ROAD
SOMPTING
WEST SUSSEX BN15 0AJ.

(b) State whether applicant owns or controls any adjoining **land** — State Yes or No ✓ — If yes, this land must be edged blue on the location plan

(c) Area of site **hectares/sq.** metres

Dimensions of the application site and distances from the new buildings to boundaries must be clearly indicated on plans

(d) Description of proposed development

(If residential development, state no. of units **proposed** and **type** if known e.g. **houses,** bungalows, flats)

CHANGE OF USE FROM SHOP (EXISTING USE) TO CAFE (A3) AND RETAIL USE (MOBILITY PRODUCTS) (RETROSPECTIVE)

(e) State whether the proposal **involves**:-

		State Yes or No
(0	New **building(s)** or **structure(s)**	to
(ii)	Alteration or extension of **building(s)**	NO
(iii)	Construction of a new ,) vehicular access to a highway .) pedestrian	NO / NO.
(iv)	Alteration of an **existing**) vehicular access to a highway) pedestrian	NO / NO
(v)	Closure of existing access	NO
(vi)	Change of use only	YES

4. Particulars of Use of Buildings or Land: state (a) Present use
(b) If vacant, the last usa

5. **Additional** Information

		State Yes or No		State Yes or No
(a)	Is the application for industrial, office warehousing, storage, shopping, commercial purposes or places of public assembly? (See note 5)	YES	If yes, complete part 2 of form C.P. 1	
(b)	Is the application for the winning or working of minerals?	No	If yes. complete part 4 of form C.P. 1	
(c)	Is the application for an agricutural dwelling or building?	No	If yes, complete part 6 of form C.P. 1	
(d)	Does the proposed development involve the demolition of any residential units?	No	If yes, how many units? Please indicate their position on plans	
(e)	Does the proposed development involve the felling of any trees?	No	If yes, indicate their position on plans	
(f)	Does the proposed development involve any public right of way within the site?	1	If yes, indicate the position on plan	
(g)	Does the proposed development involve demolition or alteration of a building or Special Architectural or Historic interest or demolition within a Conservation Area?	No	If YES a separate application for Listed Building Consent or Conservation Area Consent may be necessary.	

(h) 0) How will surface water be disposed of? (i) MAINS
(ii) How will foul sewage be disposed of? (ii) MAINS
(e.g. mains, cesspit, etc.)

6. Plans (See Note 6). List of drawings and plans submitted as part of the application - indicate drawing numbers and scales.
4 sets of all drawings are required. Additional copies in respect of major applications will assist in determination of such applications. All measurements are to be given in metric (89/617 EEC Directive)

7. Fees (See Note 7)
If a fee is submitted please give the amount £

8. I/WE APPLY FOR PLANNING PERMISSION AS DETAILED ABOVE.

DATE . . 22/05/07 . . . . . SIGNED [redacted] . . . . . .

on behalf of
(insert applicant's name if signed by an agent)

8. Certificate under Section 65 of the Town and Country Planning Act. 1990 (Article 7 of the T & CP (General Development Procedure) Order 1995
N.B. A signed certificate MUST accompany this application (See Note 9).
If the applicant is the sole owner (a) the following certificate should be completed and signed.

CERTIFICATE A

(a) Ownwimaraa person taring a freehold interest or tenancy the unexpired term of which was not tee* than 7 years

1. **CertificateA(a)**
I certify that

on the day 21 days before the date of the accompanying application nobody, except the applicant, was the owner (a) of any part of the land to which the application relates.

*2. None of the land to which the application relates is or is part of an agricultural holding.

OR

*3. * I have ——— given requisite notice to every person other than * myself ——— who, on the day
The applicant has himself/herself

21 days before the date of the application was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows

Name of Tenant	Address at which Notice was served	Date on which Notice was served

*Delete where inappropriate

Signed [redacted]
On behalf of . . . . . .
Date . . . 22/05/07. . . .

WEST SUSSEX

ADUR DISTRICT COUNCIL

Application No.

(For official use only)

PLANNING APPLICATION FORM PART 2

Additional Information required In respect of Applications for Industrial, Office, Warehousing, Storage, Shopping, Rest and Nursing Homes, Commercial Purposes or Places of Public Assembly.

4 copies of this form should be submitted

N.B. Please use GROSS figures only (external measurement). All measurements are to be given in metric (89/617 EEC Directive)

PLANNING DIVISION

PLAN No. AD/0313/07

DATE RECEIVED 9 1 FEB 2000

1.	In the case of industrial development, give a description of the processes to be carried on and of the end products, and the type of plant or machinery to be installed. Please relate your answer to question 5 below.	N/A
2.	Name and address of proposed occupier and type of business	P.C. COMMUNITY CARE AND MOBILITY 1, INGLECROFT COURT COKEHAM ROAD SOMPTING WEST SUSSEX BN15 0AN
3.	Is the proposal related to an existing use on or near the site? If so, please explain the relationship.	State Yes or No No.
4.	Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory? If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.	State Yes or No YES OFFICE PREVIOUSLY RUN FROM HOME WHICH CAUSED PROBLEMS WITH NEIGHBOURS DUE TO VOLUME OF TRAFFIC

5. Details of floor areas and uses

	Existing Roor Space or use(if any)	Proposed New Floor Space or use	Total Floor Space (alow for any space lost)
(a) What is the amount of industrial floor space?	(a) ..... m^2	..... m^2	..... m^2
(b) What is the amount of office floor space?	(b) 12FT x 17FT m^2	12FT x 17FT m^2	..... m^2
(c) What is the amount of retail floor space?	(c) 6FT x 17FT m^2	6FT x 17FT m^2	..... m^2
(d) What is the amount of storage or warehousing floor space?	(d) 12FT x 2FT m^2	12FT x 2FT m^2	..... m^2
(e) Other uses(please specify)	(e) ..... m^2	..... m^2	..... m^2
.....	..... m^2	..... m^2	..... m^2
TOTALS			

6. Staff

	Office Male	Office Female	Industrial Male	Industrial Female	Other Staff Male	Other Staff Female
(a) Number of staff in existing premises on the site	2	3			19	28
(b) How many new staff will be employed on the site as a result of the development?						
(c) If you propose to transfer staff from other premises, please give details of the numbers involved and of the premises affected.						

P.T.O.

C.P.1(Pt.2)

7.	In the case of restaurants, hotels, public houses, theatres, cinemas meeting halls Rest and Nursing Homes etc. please specify (a) public floor space (Total) (b) seating capacity (c) bar floor area (d) bedrooms as appropriate	(a)..... sq.m. (b)..... (c)..... sq.m. (d)..... single double
8.	What provisions have been made for parking, loading and unloading of vehicles within the curtilage on the site? (Please show location of such provision on the plans and distinguish between parking for operational needs and other purposes) Stale number of spaces	HAND TO BACK AND SIDE BOUNDS TO OS. car..... tony.....
9.	What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles but separately specify those used by employees driving to work)	10-15 per Day.
10.	What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	NONE.
	HAZARDOUS MATERIALS	State Yes or No
11.	Will the proposed use involve the use or storage of any hazardous substances?	NO. If 'YES' please indicate

1 Ingelcroft Court, Cokeham Road
Sompting



Ordnance Survey
© Crown Copyright 2006. All rights reserved. Licence number 100020449. Plotted Scale - 1:1250

Tod Miller Thomas
CHARTERED SURVEYORS

ADUR DISTRICT COUNCIL

Town and Country Planning (General Development Procedure) Order 1995

CERTIFICATE UNDER ARTICLE 7

PLANNING DIVISION
PLAN No. Adc/0313/07
DATE RECEIVED 21 FEB 2008

Certificate I *(a)*
I certify **that:**

WE

• **I have/The applicant has/The appellant has*** given **the requisite notice to everyone else who, on the** day **21 days before the date** of **the accompanying application/appeal***, was **the owner***(b)* **of any part** of **the land to which the application/appeal* relates, as listed below.**

Owner's*(b)* **name**	**Address at which notice was** saved	**Date on which** notice was served
MR C.J. HOARE MRS P.J. HODGSON	1, INGLECROFT COURT CORHAM ROAD SOMPTING WEST SUSSEX BN15 0AN	

*• **None** of **the** land to which the **application/appeal*** relates **is,** or is part **of,** an **agricultural** holding.

OR

• I have/The applicant has/The appellant has given the requisite notice to every person other than my/him/her* self who, on the day 21 days before the date of the application/appeal*, was a tenant of an agricultural holding on all or part of the land to which the application/appeal* relates, as follows:

Tenant's name	**Address at which notice was served**	**Date on which notice was served**

ADUR DISTRICT COUNCIL
PLANNING DIVISION
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DATE RECEIVED 21 FEB 2008

Signed.....

* On behalf **of**.....

Date.....22/05/07.....

***delete** where **inappropriate**

(a) **This Certificate** is touse **with applications and appeals** for **planning permission (articles** 7 cad 9(1) of the **Order). One** of **Certificates A, B,** C **or** D (or **the appropriate** certificate a the case of **certain minerals applications) must** be **completed, together with the** u ldings Cecate.

(b) **"owner" means** a **person** having a freehold **interest** oz & **leasehold interest the unexpired term** of which is not **less** than 7 **years,** or, in **the** case of development **consisting** of the **winning and working** of **minerals,** a person entitled to an interest in a mineral in the land (other than oil, gas, coal, gold or silver).

ADUR DISTRICT COUNCIL

PLANNING DIVISION
PLAN No. A/c/03/367.
RECEIVED 21 FEB 2008

NOTICE NO. **1**

Town and **Country** Planning (General Development **ocedue) Order 1995**

NOTICE UNDER ARTICLE 6 OF **APPLICATION** FOR **PLANNING PERMISSION**

*(to be published in a newspaper **or** to be served on an owner* or a **tenant***)*

Proposed development at *(a)* 1, INGLECROFT COURT, COKEHAM ROAD SOMPTING BN15 0AN.

I give notice that *(b)* MR C.J. HOARE AND MRS P.J. HODGSON

is applying to the ADUR DISTRICT COUNCIL

for planning permission to *(c)* ..... CHANGE USE .....

Anyone owner* of the land or **tenant**** who wishes to make representations about this application should write to the Council at Development Services **Dept.** Civic Centre, Ham **Road, Shoreham-by-Sea,** West Sussex. **BN43 6PR**

by*(d)*.....

* "owner" means a person having a freehold interest or a leasehold interest the **unexpired** term of which is not less than 7 years, **or,** in the case of **development** consisting of the winning or working of **minerals,** a person entitled to an interest in a mineral in the land **(other** than oil, gas, coal, gold **or** silver).

** "tenant" **means** a tenant of an **agricultural holding** any **part** Of **which is comprised in the land.**

Signed.....[redacted].....

†On behalf of.....

Date.....22/05/07.....

Statement of owners' rights

The grant of planning permission does not affect **owners'** rights to retain or dispose of their property, unless there is some provision to the contrary in an agreement or in a lease.

***Statement** of agricultural tenants' rights*

The grant of planning **permission** for non-agricultural development may **affect** agricultural tenants' security of tenure.

†delete where inappropriate

Insert:
(a) address or location of the proposed development
(b) **applicant's** name
(c) description of the **proposed development**
(d) date **giving a** period of **21** days beginning with the date of **service,** or 14 days beginning with the date of **publication,** of the notice **(as** the case maybe).



ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. ADC6313607
DATE RECEIVED 21 FEB 2008

As Was.

DOUBLE FRONTED FREEHOLD SHOP



1 INGLECROFT COURT,
COKEHAM ROAD
SOMPTING
WEST SUSSEX
BN15 0AJ

£79,950 for the **Freehold** Interest

1 Inglecroft Court, Cokeham Road, Sompting.

A good opportunity to purchase a double fronted shop with garage situated in a small local parade close to A27.

Accommodation:
The accommodation comprises as follows:-

Front Room: 18'3 (5.53m)approx (into shop window) **x 16'3** (4.95m). There are a range of low level storage cupboards.

Rear Room: 16'5 (5.00m)approx x 6'0 (1.82m) plus recess. With stainless steel sink unit and door to rear lobby.

Rear Lobby: Door to rear access. Further door to separate WC.

Garage: Situated in nearby compound.

OUTGOINGS

Rateable value	£3,050.00
Rates Payable	£1,265.00

Adur District Council telephone: 01273-263040

Viewing by appointment through **our Western Road office - 01273 74 74 73**

For a comprehensive selection of properties which Massey Property Services are offering why not visit our *website at:* www.masseyproperty.com

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