ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. Ad/0633/07
DATE RECEIVED 16 OCT 2007

Planning Application - part 1

A1. Applicant Details

Organisation	Sussex Yacht Club		
	Title	**Forename**	**Surname**
Name	Mr	Derek	Copeman

A1.1 Address Details

Name or flat number	Sussex Yacht Club
Property number or name	85/86
Street	Brighton Road
Locality	Shoreham-by-Sea
Town	Shoreham-by-Sea
County	West Sussex
Postal Town	Shoreham-by-Sea
Postcode	BN43 6RE

A1.2 Communication Details

	Nat Code	**Extn No.**
Telephone No.		
Daytime Telephone No.		
Fax No.		
Email Address		
DX Number		

A2. Agent Details

Organisation	Derek Copeman Architects		
	Title	**Forename**	**Surname**
Name	Mr	Derek	Copeman

A2.1 Address Details

Name or flat number	Unit 2
Property number or name	Riverside Yard
Street	Albion Street
Locality	Southwick
Town	Brighton
County	Sussex
Postal Town	Brighton
Postcode	BN42 4AW

A2.2 Communication Details

	Nat Code	**Extn No.**
Telephone No.	01273591822	
Daytime Telephone No.	01273591822	
Fax No.	08700053518	
Email Address	derek.copeman@btopenworld.com	
DX Number		

1. Site Address Details

1.1 Address Details

Name or flat number	Sussex Yacht Club
Property number or name	85/86
Street	Brighton Road
Locality	Shoreham-by-Sea
Town	Shoreham-by-Sea
County	West Sussex
Postal Town	Shoreham-by-Sea
Postcode	BN43 6RE
UPRN	00
Location	

2. Description of the Proposed Development

Development Description

Planning application for the errection of a new boundary fence to Brighton Road frontage of an existing boat park & members car park.

3. Type of Application

Type

- _ **Outline**
- _ **Approval of Reserved Matters**
- X **Full**
- _ **Renewal of temporary permission**
- _ **Renewal of unexpired permission**
- _ **Removal of Condition**
- _ **Variation of Condition**

Outline or Reserved Matters Applications.
Following recent legislation changes to outline permission please read the help-text for new requirements.

Layout (Previously Siting)	_ Yes	X No
Scale (Previously Design)	_ Yes	X No
External Appearance	_ Yes	X No
Means of Access	_ Yes	X No
Landscaping	_ Yes	X No

Reference Number of existing application	
Date of previous decision (yyyy-mm-dd)	
Condition Number	

Proposal Type			
	New building(s)	_ Yes	X No
	Alteration or Extension to building(s)	_ Yes	X No
	Change of use	_ Yes	X No
	Demolition	_ Yes	X No
	Other operations	X Yes	_ No

4. Access

Is existing access affected?	Pedestrian	_ Yes	X No
	Vehicular	_ Yes	X No
Is a new access type proposed?	Pedestrian	_ Yes	X No
	Vehicular	_ Yes	X No

Disability Access

N/A

5. Other Information

A. Planting of trees, shrubs or hedges	_ Yes	X No
B. Lopping or topping of trees or the removal of trees shrubs or hedges	X Yes	_ No
C. Storage of waste	_ Yes	X No

6. Public Rights Of Way

Do you propose to alter or divert a Public Right of Way?	_ Yes	X No
Is the site adjacent to a Public Right Of Way?	_ Yes	X No

Describe the proposed alteration of the Public Right of Way

7. Materials

Walls

N/A

Roof

N/A

Site boundaries (fences, walls, etc.), driveways, paved areas and other hard surfaced areas

New close boarded timber fence as detailed on application drawings and as-built photographs;

8. Site Area & Floor Space

Site Area

21053

Units

X square metres
_ hectares

Width of site frontage

75
metres

Is the application for new building works?

_ Yes **X** No

Please state the existing floorspace of the building

0
sq.m

Please state the proposed new floorspace

0
sq.m

Is the proposal for a change of use?

_ Yes **X** No

Please state the floorspace related to the change of use

0
sq.m

Does the proposal involve the removal or demolition of any part of the existing building?

_ Yes **X** No

Description of removal/demolition

9. Existing Uses

Current use of land or building

Yacht Club Boat Park and Members Car Park.

If vacant what was the land or building last used for?

N/A

10. Residential Information

Select the type of land the development is on

X Brown-field
_ Green-field
_ Part Greenfield, Part Brownfield
_ Don't Know

Is the number of residential units changing? _ Yes X No

If Yes, fill out the table below:

	Existing	Proposed	Net Gain
Houses or Bungalows	0	0	0
Flats/Maisonettes/Apartments	0	0	0
Bedsits	0	0	0
0	0	0	0

11. Interest

State the applicant's interest in the land

X Owner
_ Lessee
_ Prospective purchaser
_ Other

If Other give details

Does the applicant own or control any adjoining land? _ Yes X No
Has any part of the site been in council ownership? _ Yes X No

12. Height

State the height of the new development

2.6 metres

13. Car Parking

Please fill out the car parking space details in the table below:

	Existing	Proposed	Net Gain
Car Spaces	100	100	0
Goods Vehicle Spaces	10	10	0
Cycle Spaces	20	20	0
Disability Spaces	5	5	0

14. Drainage

State method of disposal for surface water

N/A

State method of disposal for foul sewage

N/A

If septic tanks are used, have the ground conditions been investigated? If "Yes" submit the details with the application _ Yes X No

15. Previous Applications

Any previous known applications for this proposal? _ Yes X No

Reference Number

Date of Application (yyyy-mm-dd)

16. Details

Has the proposal for works or development already been carried out? X Yes _ No

Is the application for any of the following purposes listed below?

Industry	_ Yes	X No
Office	X Yes	_ No
Warehousing	_ Yes	X No
Storage	X Yes	_ No
Shopping	_ Yes	X No
Any commercial use involving staff/parking/operating hours	X Yes	_ No

Signature **Electronically submitted; no signature required.**

Certificate A

I certify that:
on the day 21 days before the date of the accompanying application nobody, except the applicant, was the owner of any part of the building/land to which the application relates.

Signatory

	Title	Forename	Surname
Signatory	Mr	Derek	Copeman
Signature	**Electronically submitted; no signature required.**		
Date (yyyy-mm-dd)	2007-07-30		

Under the provisions of the Planning Acts, if any person issues a certificate which purports to comply with the requirements of this Act and contains a statement which he knows to be false or misleading in a material particular, he shall be guilty of an offence. Please ensure that the information you have provided is accurate.

Agricultural Holdings Certificate

X None of the land to which the application relates is, or is part of, an agricultural holding. _ I have/the applicant has given the requisite notice to every person other than my/him/herself who, on the day 21 days before the date of this application was a tenant of an agricultural holding on all or part of the land to which the application relates as follows:

Signatory

	Title	Forename	Surname
Signatory	Mr	Derek	Copeman
Signature	**Electronically submitted; no signature required.**		
Date (yyyy-mm-dd)	2007-07-30		

Under the provisions of the Planning Acts, if any person issues a certificate which purports to comply with the requirements of this Act and contains a statement which he knows to be false or misleading in a material particular, he shall be guilty of an offence. Please ensure that the information you have provided is accurate.

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/sc/06/3367
DATE RECEIVED 16 OCT 2007

Our Ref: 846/2.0/DKC
Date: 30th July 2007

"SUSSEX YACHT CLUB" – BRIGHTON ROAD (SHOREHAM-BY-SEA)

DESIGN AND ACCESS STATEMENT:

The original boundary fence to the Sussex Yacht Club boat park was protected along the boundary with Brighton Road with an open steel mesh fence with an anti-climb barbed wire topping. The club had experienced a series of incidents where vandalism and theft had been attributed to people unlawfully entering the site during the hours of darkness, when studying CCTV tapes it became clear that some of these intrusions had been facilitated by people climbing the steel mesh fence.

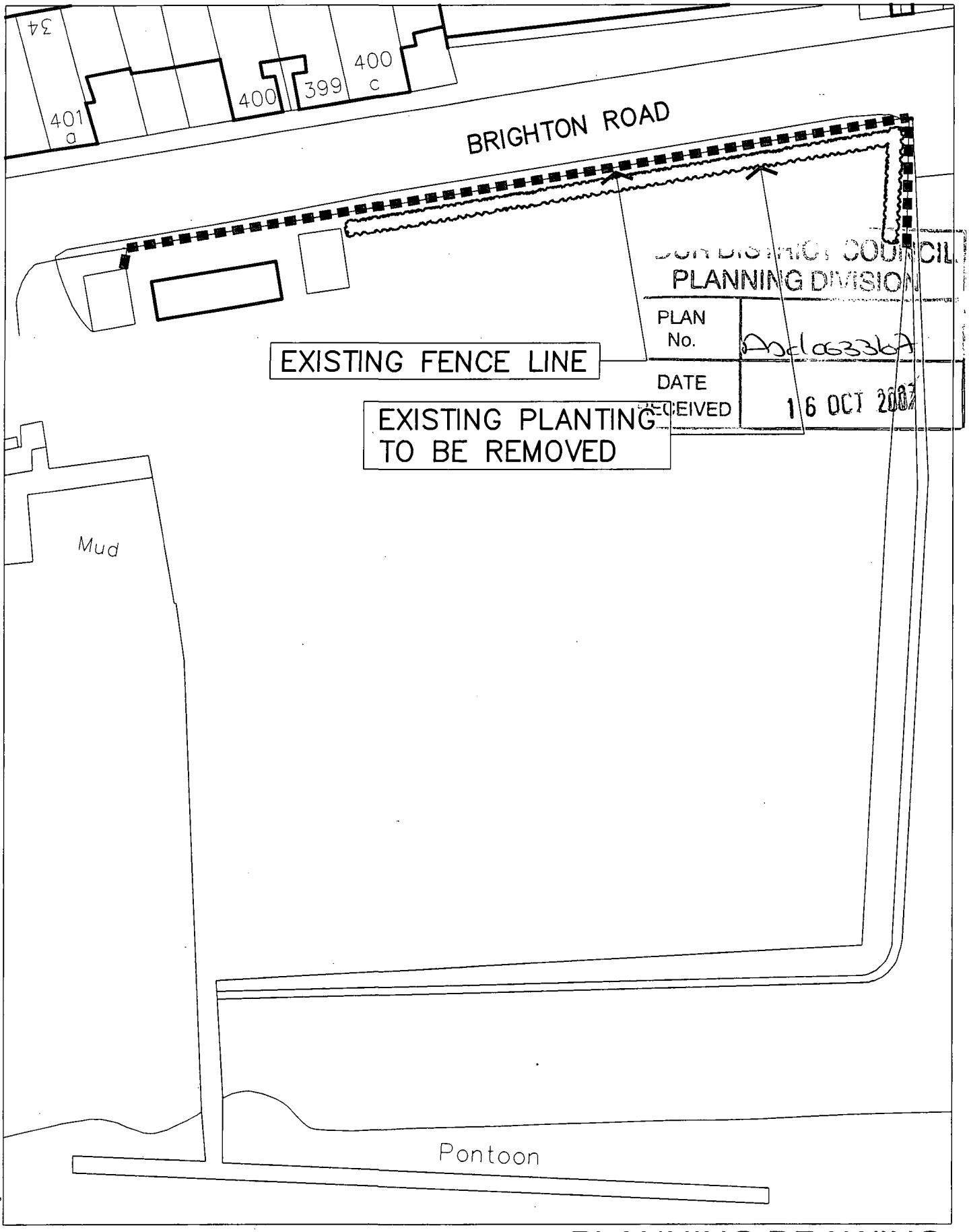
After a review of the security measures adopted on this site it was decided to add a close boarded fence on the outside of the existing fence using the existing posts as a support for the new fence.

Before undertaking this work the Club Secretary contacted Adur District Council (Duty Planner) and enquired if this work would need planning permission; The advice received was that as the proposed fence is not higher than the original fence a formal application was not required.

As you know this advice was incorrect in that the new fence is within 2 Metres of a public highway and as a result we have submitted a retrospective application to regularise the situation.

ACCESS STATEMENT:

There will be no changes to the existing pedestrian and vehicular access onto an off the site; there are public rights of way within the application site but none of these are amended by the application. As the new fence was constructed along the line of the original there is now change to the existing vision splay entering or leaving the yacht club car park.



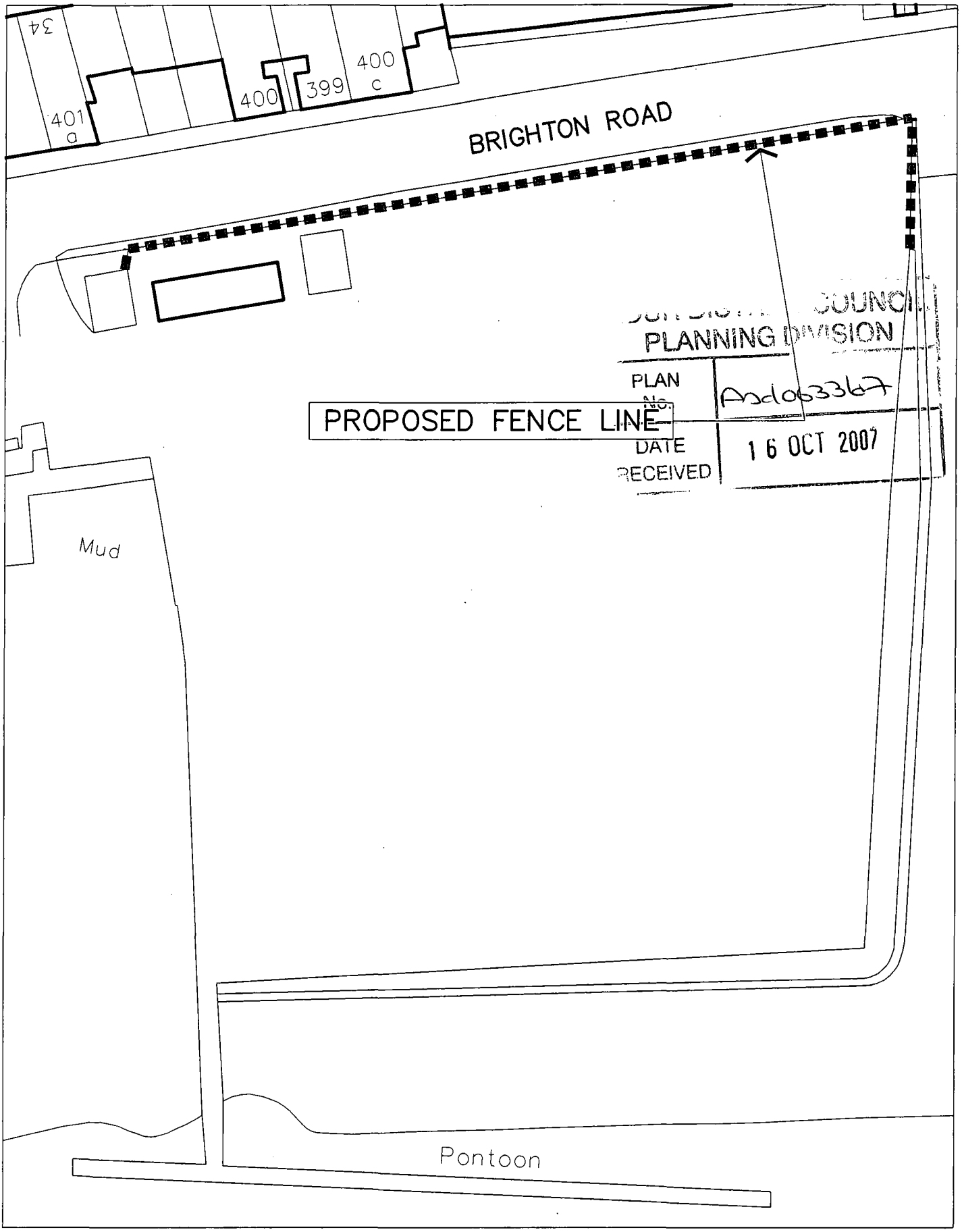
DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/d/0633/07
DATE RECEIVED 16 OCT 2007

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE			Job No: 846
Drawing: EXISTING FENCE LINE			Drg.No: PS03
Scale: 1:500 @ A4	Date: 30: 07: 2007	Drawn: DKC	CAD Ref: 846–PS03.dwg

Derek Copeman
Architect.
Architecture • Planning • 3D Visualization
Interior Design • Construction Management
CDM Consultants • Project Management



SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE		Job No: 846	Derek Copeman Architect.
Drawing: PROPOSED FENCE LINE		Drg.No: PS04	Architecture • Planning • 3D Visualisation Interior Design • Construction Management CDM Consultants • Project Management
Scale: 1:500 @ A4	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-PS04.dwg



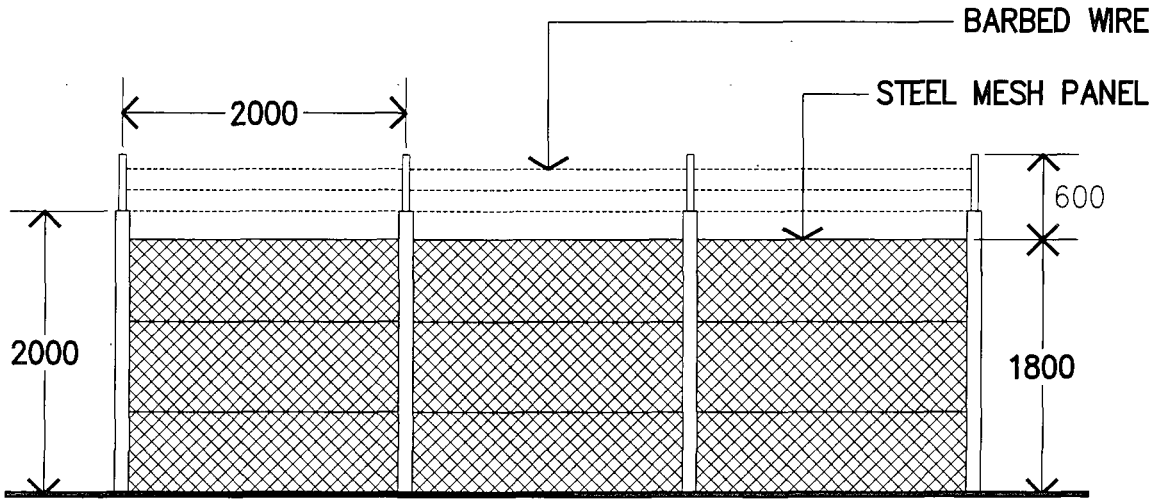
PLANNING
PLAN No. Arc/06/3107
DATE RECEIVED 16 OCT 2007

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

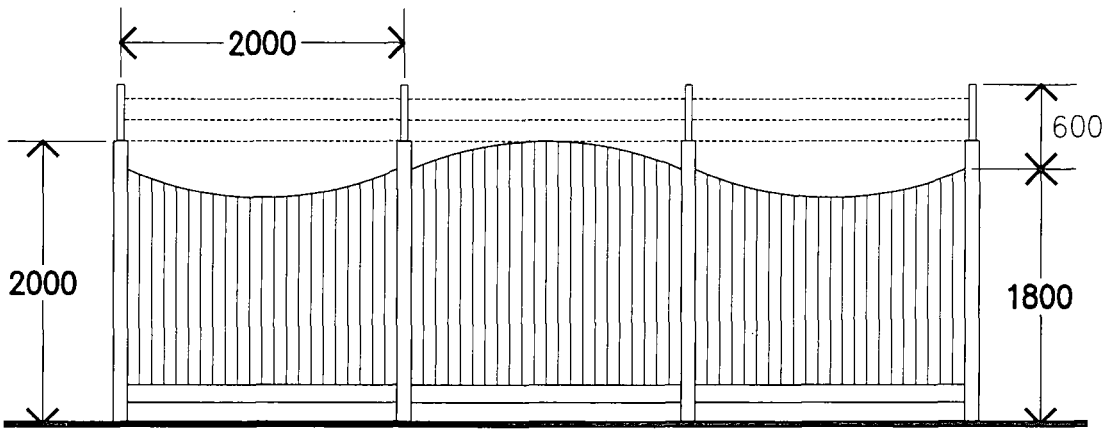
Project: SYC SHOREHAM SITE			Job No: 846
Drawing: KEY TO PHOTOGRAPHS			Drg.No: PS05
Scale: 1:500 @ A4	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-PS05.dwg

Derek Copeman Architect.
Architecture • Planning • 3D Visualisation
Interior Design • Construction Management
CDM Consultants • Project Management



EXISTING CHAIN-LINK FENCE
Scale: 1:50

COUNCIL
PLANNING DIVISION
PLAN No. Ard063367
DATE RECEIVED 16 OCT 2007

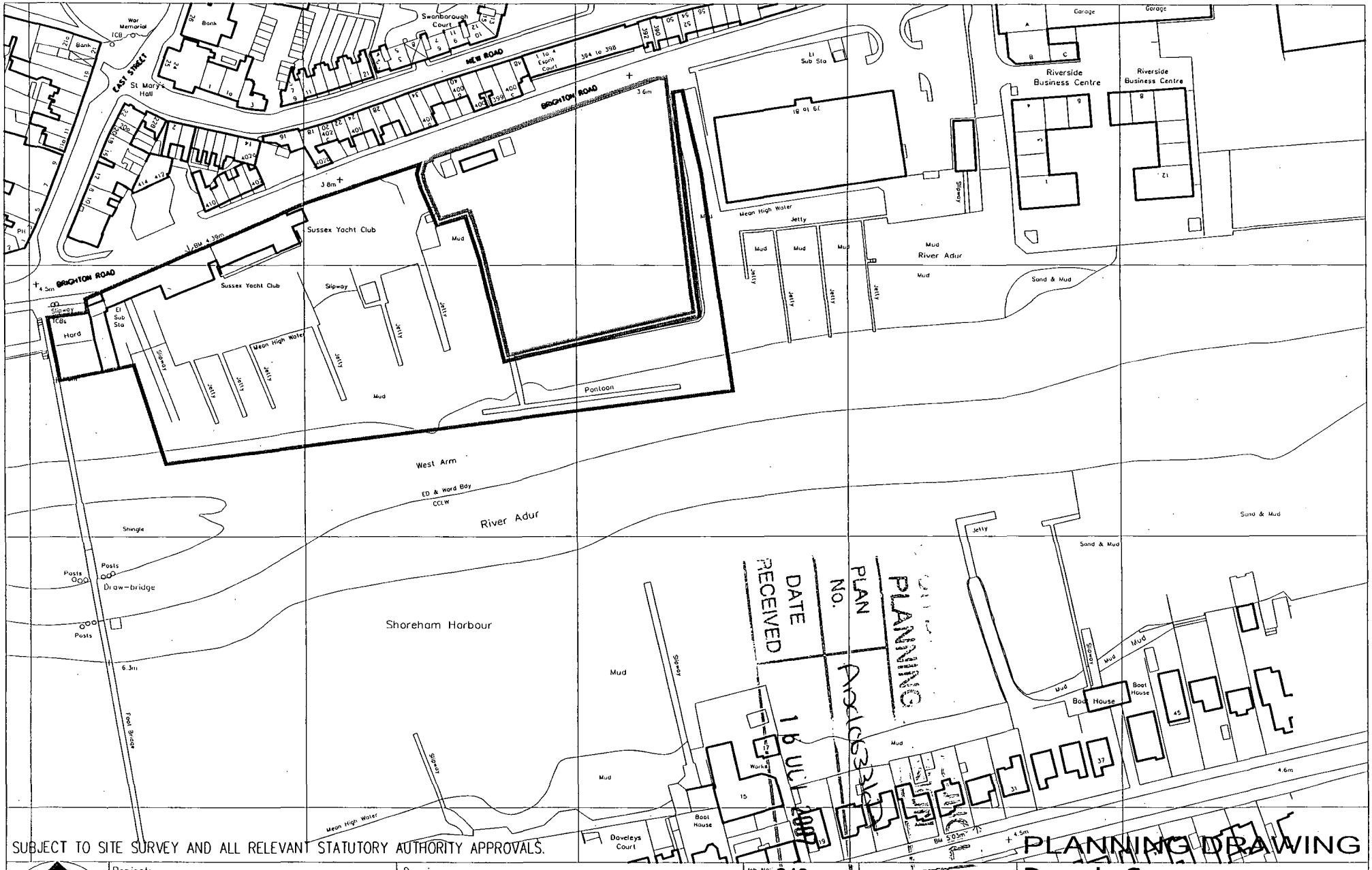


PROPOSED CLOSE-BOARDED FENCE
Scale: 1:50

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE		Job No: 846	Derek Copeman Architect.
Drawing: EXISTING & PROPOSED FENCE		Drg.No: PS06	Architecture • Planning • 3D Visualisation Interior Design • Construction Management CDM Consultants • Project Management
Scale: 1:50 @ A4	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-PS06.dwg



SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project:
SUSSEX YACHT CLUB
SHOREHAM SITE

Drawing:
EXISTING SITE PLAN

Scale: 1:1250 @ A3 | Date: 30:07:2007 | Drawn: DKC

Job No: 846
Drg.No: PS01
CAD Ref: SYC-PS01.dwg

Unit 2 Riverside Yard
Albion Street, Southwick
Brighton BN42 4AW

Tel: +44 (0)1273 591822
Fax: +44 (0)870 0053518
e-mail: derek.copeman@btopenworld.com

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Architect.
Architecture • Planning • 3D Visualisation
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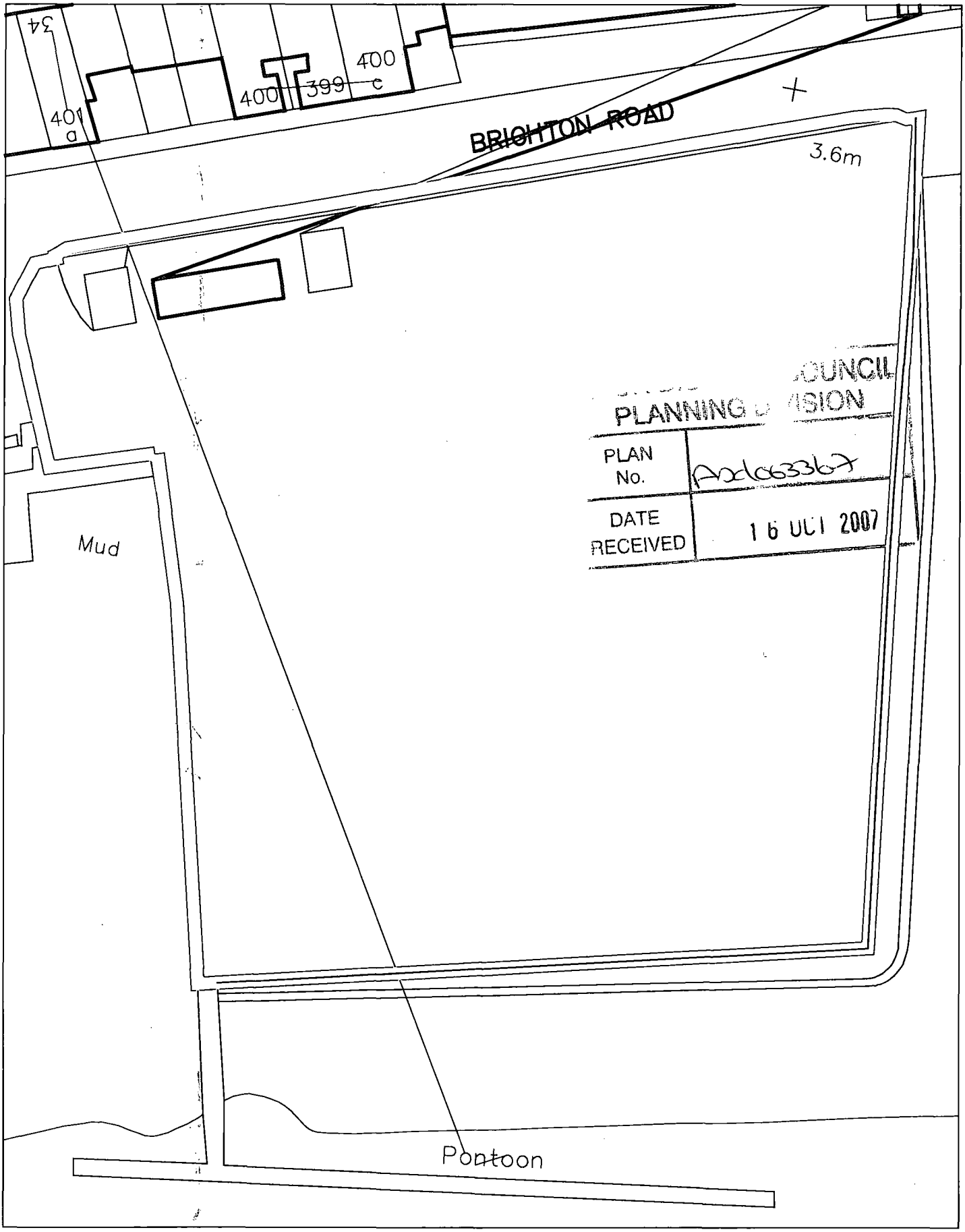

COUNCIL
PLANNING DIVISION

PLAN No.	A/d063367
DATE RECEIVED	16 OCT 2007

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE			Job No: 846
Drawing: EXISTING BLOCK PLAN			Dwg No: PS02
Scale: 1:500 @ A4	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-PS02.dwg

Derek Copeman Architect.
Architecture • Planning • 3D Visualisation
Interior Design • Construction Management
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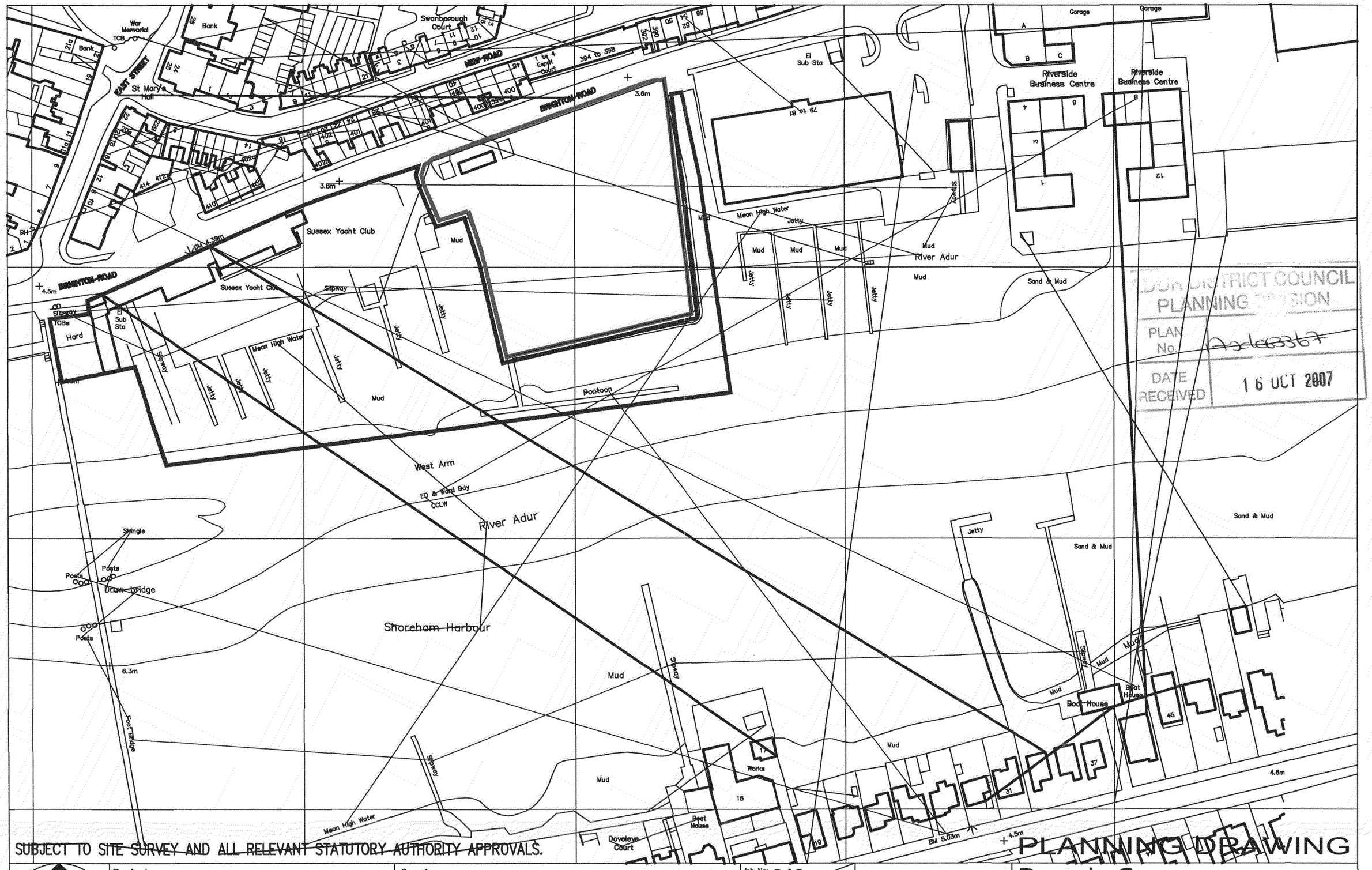

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. Adc03367
DATE RECEIVED 16 OCT 2007

PLANNING DRAWING

N

Project:
SUSSEX YACHT CLUB SHOREHAM SITE

Scale: 1:1250 @ A3 | Date: 30:07:2007 | Drawn: DKC

Drawing:
EXISTING SITE PLAN

Job No: 846
Dwg No: P301
CAD Ref: SYC-PS01.dwg

Unit 2 Riverside Yard
Albion Street, Southwick
Brighton BN42 4AW

Tel: +44 (0)1273 591822
Fax: +44 (0)870 0053518
e-mail: derek.copeman@btopenworld.com

Derek Copeman
Architect.
Architecture • Planning • 3D Visualisation
Interior Design • Construction Management
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SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE		Job No: 846	Derek Copeman Architect
Drawing: PHOTOGRAPH 2		Dwg No: PS08	Architecture • Planning • 3D Visualisation Interior Design • Construction Management CDM Consultants • Project Management
Scale: NTS	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-PS08.dwg

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

PLANNING DRAWING

Project: SYC SHOREHAM SITE			Job No: 846
Drawing: PHOTOGRAPH 1			Dwg No: P807
Scale: NTS	Date: 30:07:2007	Drawn: DKC	CAD Ref: 846-P807.dwg

Derek Copeman
Architect
Architecture • Planning • 3D Visualisation
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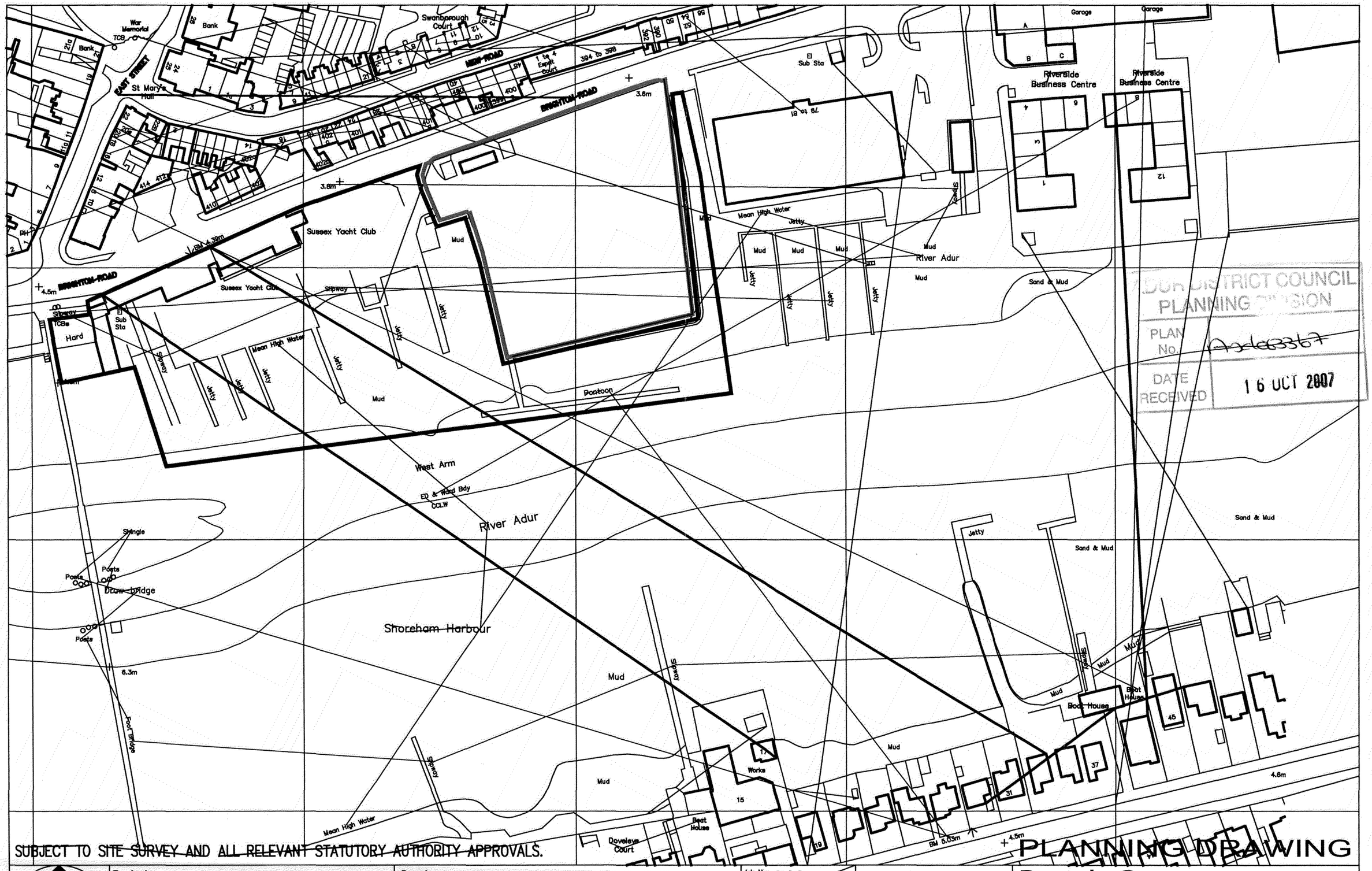

SUBJECT TO SITE SURVEY AND ALL RELEVANT STATUTORY AUTHORITY APPROVALS.

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/dc/07/367
DATE RECEIVED 16 OCT 2007

PLANNING DRAWING

Project: SUSSEX YACHT CLUB SHOREHAM SITE	Drawing: EXISTING SITE PLAN	Job No: 846	Unit 2 Riverside Yard, Albion Street, Southwick, Brighton BN42 4AW
Scale: 1:1250 @ A3 | Date: 30:07:2007 | Drawn: DKC		Dwg No: P301	Tel: +44 (0)1273 591822
		CAD Ref: SYC-PS01.dwg	Fax: +44 (0)870 0053518
			e-mail: derek.copeman@btopenworld.com

Derek Copeman Architect.
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