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/0455/09**

Miss Nicola Thornton
Caring Homes Group
Bradbury House
830 The Crescent
Colchester Business Park
Colchester
Essex
CO4 9YQ

Details of Development
DETACHED SINGLE-STOREY INCIDENTAL LAUNDRY BUILDING ON EAST SIDE OF NURSING HOME

Location of Development
RECTORY HOUSE WEST STREET SOMPTING LANCING WEST SUSSEX

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 4th January 2010.

This is for reasons stated on the attached schedule and subject to compliance with the conditions specified thereon.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

25/02/2010

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment or the setting of the listed building and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the policies of the Adur District Local Plan (AG1, AB11, AH7, AH10).

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. No development shall be carried out unless and until a schedule of materials and finishes to be used for the external walls and roof of the proposed building and the proposed retaining wall and paving has been submitted to and approved in writing by the Local Planning Authority.

    Reason: *In the interests of preserving the setting of the listed building having regard to policy AB11 of the Adur District Local Plan.*

03. No development shall be carried out unless and until details of the design and appearance of the proposed windows and doors have been submitted to and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved details.

    Reason: *In the interests of preserving the setting of the listed building having regard to policy AB11 of the Adur District Local Plan.*

04. The building shall only be used as a laundry incidental to the nursing home at Rectory House.

    Reason: *To protect the residential amenities of the locality having regard to policy AH7 of the Adur District Local Plan.*

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05. All windows and doors of the laundry building hereby approved shall be kept closed at all times when the washing and drying machines are in use.

Reason: *To protect the residential amenities of the locality having regard to policy AH7 of the Adur District Local Plan.*

06. The tumble driers to be fitted and operated within the laundry hereby approved shall be condensing units only, in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: *To avoid vented steam or noise in the interests of protecting the residential amenities of the locality having regard to policy AH7 of the Adur District Local Plan.*

07. Prior to the commencement of development, details of the floor level of the proposed building and any alterations to the ground levels of the site shall be submitted to and approved in writing by the Local Planning Authority and the development shall be carried out in strict accordance with such details as approved.

Reason: *In the interests of amenity and the environment and to comply with policy AH7 of the Adur District Local Plan.*

08. The development hereby permitted shall be carried out in accordance with the following approved plans:

Drawing. No. AL-001(Site Location Plan & Block Plan) date stamped received 4 January 2010
Drawing. No. AL-002 (Proposed Site Plan) date stamped received 4 January 2010
Plans and Elevations as Proposed date stamped received 22 February 2010

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