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/0363/09**

Mr Tim Ivamy
Adur District Council
Civic Centre
Ham Road
Shoreham By Sea
West Sussex
BN43 6PR

Details of Development
CHANGE OF USE AND CONVERSION OF TERRACED COMMUNITY BUILDING TO A TWO-BEDROOM BUNGALOW WITH WHEELCHAIR ACCESS (INCLUDING FRONT RAMP)

Location of Development
COMMUNITY ROOM PRINCE CHARLES CLOSE SOUTHWICK BRIGHTON 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 22nd September 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

16/11/2009

SCHEDULE

Reasons for Granting Permission

01. Although the proposal involves the loss of a community facility which would normally be resisted under policy ACS5 of the Adur District Local Plan, the Local Planning Authority is satisfied that such use is no longer viable and that an exception should be made. The proposed development is within the built-up area and would help meet the need for additional social housing without detraction from the existing local urban environment. It can take place without detraction from highway safety. It would consequently not conflict with the relevant policies of the Adur District Local Plan (AG1, AB27, AH2-3, AH5).

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 panels in the front elevation of the development has been submitted to and approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and to comply with policy AH2 of the Adur District Local Plan.*

03. This permission relates to the amended plans received on 30 October 2009 and not to the plans originally submitted.

    Reason: *For the avoidance of doubt and because the application as originally submitted was unacceptable having regard to policy AH2 of the Adur District Local Plan.*