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 AD/0714/07

Date Received 26 NOV 2007

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 COASTLINE CARAVANS LTD.	Name JON ANDREWS LTD.
Address 88 OLD SHOREHAM ROAD, LANCING.	Address CHILCOTE, THREALS LANE, WEST CHILTINGTON, W. SUSSEX RH20 2RF.
Tel. No.	Tel. No. 01798 812517.

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)

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

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

Date

Application No.

Condition No.

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

COASTLINE CARAVANS,
88 OLD SHOREHAM ROAD, LANCING.

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

(c) Area of site 0·13 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)	ERECTION OF DETACHED CARAVAN WORKSHOP.

(e) State whether the proposal involves:-

		State Yes or No
(i)	New building(s) or structure(s)	YES
(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	No

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

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	YES
(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?	No	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) (i) How will surface water be disposed of? (i) SOAKAWAY
(ii) How will foul sewage be disposed of? (e.g. mains, cesspit, etc.) (ii) N/A.

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)

4x477/01 (1:100).

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 23.11.07. SIGNED [redacted]

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

9. 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

1. Certificate A(a)
I certify that

(a) Owner means a person having a freehold interest or tenancy the unexpired term of which was not less than 7 years

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

On behalf of . . . . . .

Date . . . . . .

WEST SUSSEX

ADUR DISTRICT COUNCIL

Application No.

(For official use only)

PLANNING DIVISION
PLAN NO. Ad0714/07
DATE RECEIVED 26 NOV 2007

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)

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.	REPAIR / PREPARATION OF CARAVANS FOR SALE. (HAND TOOLS ONLY).
2.	Name and address of proposed occupier and type of business	COASTLINE CARAVANS. 88 OLD SHOREHAM ROAD LANCING.
3.	Is the proposal related to an existing use on or near the site? If so, please explain the relationship.	State Yes or No: YES. PREPARATION OF CARAVANS FOR SALE ON SAME SITE.
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. EXISTING WORKSHOP AT ST PETERS PLACE LANCING (70m²) TO HAVE LEASE TERMINATED.

5. Details of floor areas and uses	Existing Floor Space or use (if any)	Proposed New Floor Space or use	Total Floor Space (allow for any space lost)
(a) What is the amount of industrial floor space?	(a) ..... m²	68.4 m²	68.4 m²
(b) What is the amount of office floor space?	(b) ..... m²	..... m²	..... m²
(c) What is the amount of retail floor space?	(c) ..... m²	..... m²	..... m²
(d) What is the amount of storage or warehousing floor space?	(d) ..... m²	..... m²	..... m²
(e) Other uses (please specify)	(e) ..... m²	..... m²	..... m²
.....	..... m²	..... m²	..... m²
TOTALS		68.4	68.4

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	(a) 2					
(b) How many new staff will be employed on the site as a result of the development?	(b)					
(c) If you propose to transfer staff from other premises, please give details of the numbers involved and of the premises affected.	(c)		1			

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) State number of spaces	EXISTING UNAFFECTED car..... lorry.....
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)	EXISTING UNAFFECTED
10.	What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	ABC COLLECTIONS.
	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

ADUR DISTRICT COUNCIL

Town and Country Planning (General Development Procedure) Order 1995

CERTIFICATE UNDER ARTICLE 7

PLANNING

PLAN No.	AD0711/07
DATE REC'D	26 NOV 2007

Certificate B *(a)*
I certify that:

• 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 served	Date on which notice was served
TATES LTD.	AVIS ROAD, NEWHAVEN E. SUSSEX.	23.11.07.

***• 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

Signed [redacted]

*** On behalf of** COASTLINE CARAVANS

Date 23.11.07.

***delete where inappropriate**

(a) This Certificate is for use with applications and appeals for planning permission (articles 7 and 9(1) of the Order). One of Certificates A, B, C or D (or the appropriate certificate in the case of certain minerals applications) must be completed, together with the Agricultural Holdings Certificate.

(b) "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 and working of minerals, a person entitled to an interest in a mineral in the land (other than oil, gas, coal, gold or silver).

PLANNING
PLAN No. AXL0714/07
26 NOV 2007

Design & Access Statement
Proposed Workshop at
88 Old Shoreham Road, Lancing

Proposed Use

The proposal is for the erection of a single storey pre-fabricated workshop building for the maintenance, repair and preparation for sale of caravans in connection with the existing retail use on the site.

Amount

The proposals will provide a covered working area 9.1m long by 7.5m wide giving a floor area of 68.4 sq.m.

Layout

The building itself will be undivided internally and will be served by a pair of hinged access doors together with a single personnel door. The location of the building, adjacent to open ground to the rear and some 34m from the nearest residential dwelling, will have no affect upon the enjoyment or use of adjoining properties.

Scale

The building, by virtue of it's proposed use for the working on caravans, is required to have a minimum internal height of 3.0m at eaves level. The internal dimensions of the building will provide safe working conditions around all sides of a single caravan within the workshop. The location of the building ensures that it's scale will have no implications in respect of overshadowing.

Landscaping & Appearance

There are no implications for landscaping of the site resulting from these proposals. The appearance of the building as a small light industrial workshop is compatible with the environment in which it is set. The boundaries adjacent to the site have a significant element of natural screening and the oblique views of the building from the distant residential properties is obscured by existing screen conifers.

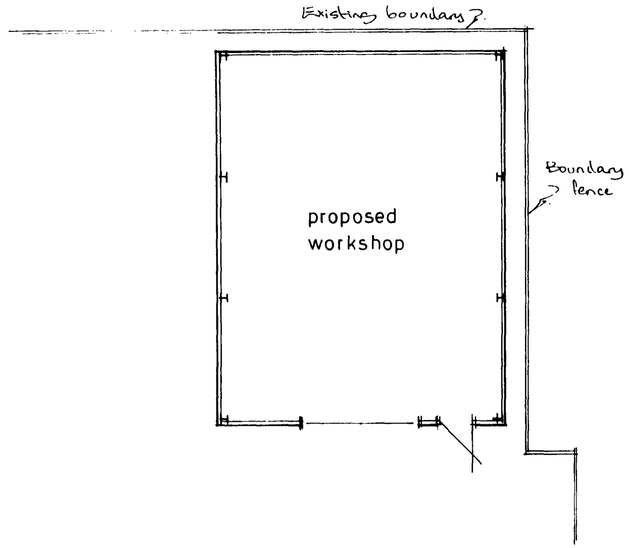
Context

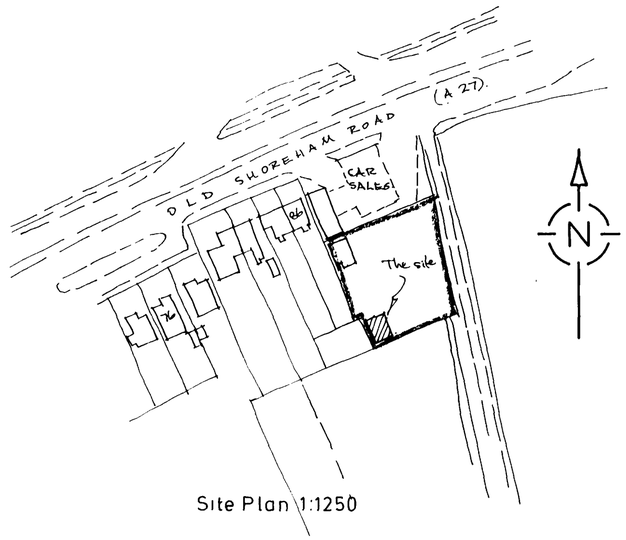
These proposals seek to provide a facility ancillary to the existing use of the site for caravan sales. The workshop is to replace an existing workshop facility in St. Peter's Place, Lancing upon which the lease agreement has been terminated. The use of the building will be limited only to the repair, maintenance and preparation for sale of caravans to be sold directly on this site and is therefore essential for the continued presence of this local company. In this context the proposals are entirely compatible with the objectives of the Local Plan.

Cont'd

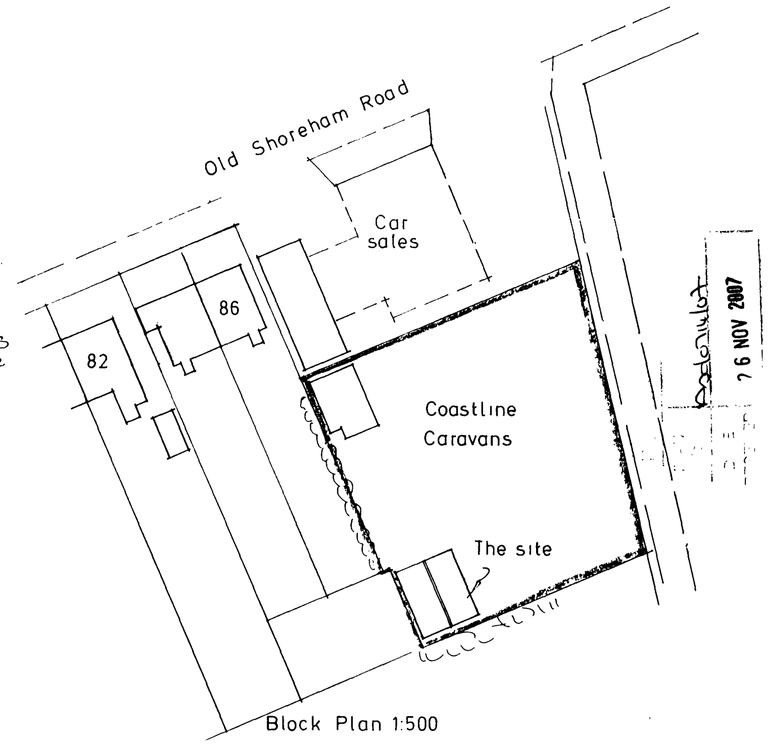
Access

Access to within the building is unrestricted owing to the large front access doors. Access to the site generally is unaffected by these proposals.

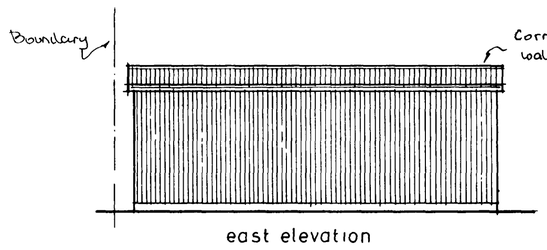




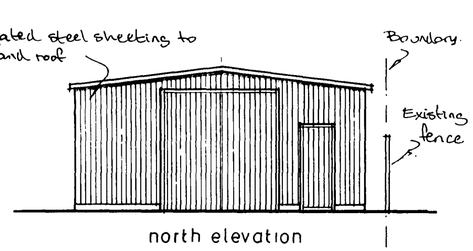
Site Plan 1:1250



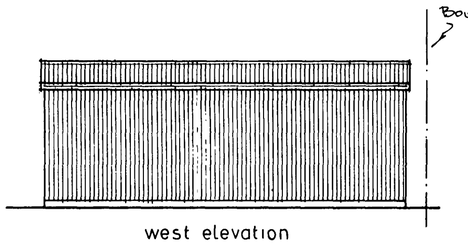
Block Plan 1:500



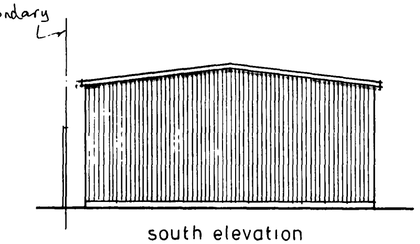
east elevation



north elevation



west elevation



south elevation

NOTES

A		
	Date	Revisions

© copyright

Client
Coastline Caravans

Job Title
Proposed Workshop

Drawing Title
Coastline Caravans,
88 Old Shoreham Road,
Lancing

Scale 1:100

Date | Drawn by

Drg No. 477/01 | Rev.

594 x 420mm A2