MAIN

PLANNING PORTAL

You can use the Planning Portal to find the correct email address for your local planning authority.

www.planningportal.gov.uk/localauthoritysearch

Notification for Prior Approval for a Proposed Change of Use of a Building from Shops (Class A1), Financial and Professional Services (Class A2), a Betting Office, Pay Day Loan Shop or a Mixed Use Combining Use as a Dwellinghouse with a Betting Office, Pay Day Loan Shop, Shops (Class A1) or Financial and Professional Services (Class A2) to a use falling within Class C3 (Dwellinghouse), and for Associated Operational Development*

Town and Country Planning (General Permitted Development) Order 2015
Schedule 2, Part 3, Class M

* Development is not permitted where the cumulative floor space changing use exceeds 150 square metres.

Development is not permitted where the building is a listed building, or is a scheduled monument, or where the building is located on Article 2(3) land, in a site of special scientific interest, in a safety hazard area or in a military explosives storage area.

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17 NOV 2015
PLANNING SERVICES

Publication of notifications on planning authority websites

Please note that the information provided on this notification and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Please note: you need to download the form to complete it electronically. Please complete using block capitals and black ink if sending by post.

1. Developer Name and Address

Title:	MR	First name:	E		
Last name:	MIDDLETON				
Company (optional):					
Unit:		House number:	86	House suffix:	
House name:					
Address 1:	MANOR ROAD				
Address 2:					
Address 3:					
Town:	LANCING				
County:	WEST SUSSEX				
Country:					
Postcode:	BN15 0HD				

2. Agent Name and Address

Title:	MR	First name:	G		
Last name:	MIDDLE				
Company (optional):	LJM ASSOCIATES				
Unit:	6	House number:		House suffix:	
House name:	CLOCKTOWER HOUSE				
Address 1:	LEWES ROAD				
Address 2:					
Address 3:					
Town:	LINGFIELD				
County:	WEST SUSSEX				
Country:					
Postcode:	RH16 2LH				

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PLAN	NOTICE/0028/15
DATE VALID	20 NOV 2015

3. Site Address Details

Please provide the full postal address of the application site.

Unit:		Building number:	80	Building suffix:	
Building name:	NORTH LANCING BUTCHERS				
Address 1:	MANOR ROAD				
Address 2:					
Address 3:					
Town:	LANCING				
County:	WEST SUSSEX				
Postcode:	BN15 0HD				

4. Description of proposal

If the building was not in use on 20th March 2013, what date was it last in use? (DD/MM/YY)

What was the use of the building on 20th March 2013 or the last use before that date?

RETAIL BUTCHERS SHOP

Please specify (*including any floor space that has already changed use to a dwellinghouse under Class M of Part 3 of Schedule 2 to the Town and Country Planning (General Permitted Development Order) 2015)* the cumulative floor space of building which is proposed to change use to a dwellinghouse:

Please describe the proposed development, and provide relevant information on transport and highways, contamination and flooding risks on site. A flood risk assessment should be provided with the application where the building is located in Flood Zones 2 and 3, and in Flood Zone 1 where an area which has critical drainage problems has been notified to the Local Planning Authority by the Environment Agency:

- CHANGE OF USE FROM USE CLASS A1 TO USE CLASS C3.
- THE PROPOSAL WILL REDUCE THE VEHICULAR USE OF THE APPLICATION PREMISES & THUS CONTAMINATED.
- THE ENVIRONMENT AGENCY INTERACTIVE FLOOD ZONE MAP DOES NOT SHOW THE APPLICATION SITE AS BEING AT RISK FROM FLOODING.

Please provide a view on the impact of the change of use on the provision of services and an assessment of how likely it is that the building could be occupied by another retail or financial/professional services use:

RETAIL USE EXISTED UNDER THE PREVIOUS TWO TENANTS. IT SHOULD BE NOTED THAT WITH THE POSSIBLE EXCEPTION OF THE FISH & CHIP SHOP, THERE ARE NO OTHER OCCUPANTS IN THE PARADE COULD BE CONSIDERED AS PRIME RETAIL & AS SUCH IT IS CONSIDERED AS UNLIKELY THAT RETAIL PREMISES OF ANY SIGNIFICANT BENEFIT COULD OPERATE SUCCESSFULLY FROM THIS UNIT.

4. Description of proposal (Continued)

Where the building is located in a key shopping area, please provide a view on the impact of the proposed change of use on the sustainability of that shopping area:

THE APPLICATION SITE IS NOT A KEY, MAIN OR PRIME SHOPPING AREA.

Please give a description of any exterior alterations which are proposed to the building, including information of any intended partial demolition reasonably necessary to carry out these works:

NO EXTERNAL ALTERATIONS ARE PROPOSED AS PART OF THIS APPLICATION.

ALTERATIONS WILL BE SUBJECT TO A SEPERATE APPLICATION IF THIS CHANGE OF USE IS ACCEPTED BY THE LPA.

5. Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required could result in your notification being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted. Please note that as part of this procedure, if any objections are received the Local Planning Authority may require submission of further information at a later date.

All sections of this notification completed in full, dated and signed (typed signature if sent electronically). ☒

A plan indicating the site and showing the proposed development. A plan drawn to an identified scale will assist the authority in assessing your development proposal. ☒

The correct fee. ☒

Plans can be bought from one of our accredited suppliers using our Buy-a-Plan service (www.planningportal.gov.uk/buyaplan)

6. Declaration

I/we hereby apply for prior approval as described in this notification and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Signed - Developer:

Or signed - Agent: [redacted]

Date (DD/MM/YYYY): 11/11/15 (date cannot be pre-application)

7. Developer Contact Details

Telephone numbers

Country code:	National number:	Extension number:

Country code: | Mobile number (optional):

Country code: | Fax number (optional):

Email Address - If this is given then it will be assumed that the applicant consents to all correspondence being done electronically.

8. Agent Contact Details

Telephone numbers

Country code:	National number:	Extension number:
01444	484711	

Country code: | Mobile number (optional):

Country code: 01444 | Fax number (optional): 484799

Email Address - If this is given then it will be assumed that the applicant consents to all correspondence being done electronically.

info@jm-[redacted].co.uk