WORTHING BOROUGH COUNCIL

Mr Martin Carpenter
Enplan
St Anne's House
111 High Street
Lewes
East Sussex
BN7 1XY

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (AMENDMENT) (ENGLAND) ORDER 2015

APPLICATION NUMBER: AWDM/0733/25

Details of Development
PROPOSED 1NO. ADDITIONAL FLOODLIT PADEL TENNIS COURT COMPRISING STEEL FRAME SUPERSTRUCTURE WITH BARREL ROOF, TEMPERED GLASS AND MESH PANELS. RE-SITING OF 4NO SHIPPING CONTAINERS (GROUNDSMAN'S STORES) & GROUNDSMAN'S SHED WITHIN NEW FENCED COMPOUND AREA

Location of Development
WEST WORTHING CLUB TITNORE WAY WORTHING WEST SUSSEX BN13 3RT

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 10th June 2025.

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

G Peck

Gary Peck
Head of Planning & Development
04/06/2026

Adur & Worthing Councils, Development Management, Place Directorate,
Worthing Town Hall, Chapel Road, Worthing, West Sussex, BN11 1HA
Tel: 01903 221065 Email: planning@adur-worthing.gov.uk
Web: www.adur-worthing.gov.uk

SCHEDULE

Conditions

01. The development hereby permitted shall be carried out in accordance with the following approved plans unless specified otherwise in a subsequent condition imposed on this decision notice.

Reference/Drawing Number	Version	Date Rec
LIGHTING DESIGN REPORT	Ref: 6598b	20.10.2025
NOISE IMPACT ASSESSMENT	Ref: 25-0153-0 R01	20.10.2025
ADDITIONAL PADEL COURT SITE PLAN	WWC/R15/02E	28.04.2026
EXISTING SITE PLAN	WWC/R15/01	28.04.2026
EXISTING AND PROPOSED WEST ELEVATION TO COURTS	WWC/R15/06D	28.04.2026
EXISITING AND PROPOSED EAST ELEVATIONS OF COURTS 1-3	WWC/R15/04D	28.04.2026
ARBORWEALD BIODIVERSITY METRIC ASS	DKS1840.1-BMA	28.04.2026
BNG CALCULATOR	M HOOPER 14/4/26	28.04.2026
HERITAGE IMPACT ASSESSMENT	11908	02.02.2026
PLANNING STATEMENT	02/1306	02.02.2026
PROPOSED SOUTH ELEVATION	WWC/R15/05B	02.02.2026
DESIGN & ACCESS STATEMENT		10.06.2025
EXISTING NORTH ELEVATIONS OF COURTS 1 & 2	WWC/R15/03	10.06.2025

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

02. No works to implement the development hereby permitted shall take place unless and until a Biodiversity Gain Plan has been submitted to and approved in writing by the Local Planning Authority.

Reason: *In accordance with the provisions set out under Schedule 7A of the Town and Country Planning Act 1990 (as amended).*

03. 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.*

04. The development hereby permitted shall be carried out using the materials, finishes and colours stipulated in the application submission unless otherwise agreed in writing by the Local Planning Authority.

Reason: *In the interests of visual amenity and to comply with policy DM5 of the Worthing Local Plan.*

05. The Padel court hereby permitted shall not be illuminated when not in use (play), nor after 22.00hrs on any day.

Reason: *To safeguard the amenities of the occupiers of the neighbouring residential dwelling having regard to policies DM5 and DM22 of the Worthing Local Plan.*

06. No use of (play on) the Padel court hereby permitted shall take place except between the hours of 08.00 and 22.00 on any day.

Reason: *To safeguard the amenities of the occupiers of the neighbouring residential dwelling having regard to policies DM5 and DM22 of the Worthing Local Plan.*

07. Prior to re-siting the groundsman's hut and container stores, details of (i) the proposed permeable surfacing materials of the compound, and (ii) the provision of an air gap so that the container stores are not placed directly on the ground, shall be submitted to and agreed in writing by the Local Planning Authority. Thereafter the development shall be carried out in accordance with the agreed details.

Reason: *In the interests of the environment and to safeguard the nearby trees in accordance with policy DM19 of the Worthing Local Plan.*

08. Works to implement the development shall not commence until details of bat, multi species bird boxes and dedicated swift boxes (for hirundines) have been submitted in accordance with the recommendations of the Landscape, Arboriculture and Ecology report DKS1840.1-BMA and agreed in writing by the Local Planning Authority. Thereafter the agreed bat and bird boxes shall be carried out in accordance with the agree details prior to first use of the development.

Reason: *In the interests of enhancing ecology and to achieve environmental net gain in accordance with policy DM19 of the Worthing Local Plan.*

09. Works of construction, including the use of plant and machinery, necessary for implementation of this permission shall be limited to the following times:

Monday - Friday 08:00 - 18:00 Hours
Saturday 09:00 - 13:00 Hours
Sundays, Bank and Public Holidays no work permitted

Any temporary exception to these working hours shall be agreed in writing by the Local Planning Authority at least five days in advance of works commencing. The contractor shall notify the local residents in writing at least three days before any such works.

Reason: *In the interests of amenity and to comply with policy DM22 of the Worthing Local Plan.*

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern within the application (as originally submitted) and negotiating, with the Applicant, acceptable amendments to the proposal to address those concerns. As a result, the Local Planning Authority has been able to grant planning permission for an acceptable proposal, in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

02. BIODIVERSITY NET GAIN

The effect of paragraph 13 of Schedule 7A to the Town and Country Planning Act 1990 is that planning permission granted for the development of land in England is deemed to have been granted subject to the condition "(the biodiversity gain condition") that development may not begin unless:
(a) a Biodiversity Gain Plan has been submitted to the planning authority, and
(b) the planning authority has approved the plan.

The planning authority, for the purposes of determining whether to approve a Biodiversity Gain Plan if one is required in respect of this permission would be Worthing Borough Council.

There are statutory exemptions and transitional arrangements which mean that the biodiversity gain condition does not always apply.

Based on the information available this permission is considered to be one which will require the approval of a biodiversity gain plan before development is begun because none of the statutory exemptions or transitional arrangements are considered to apply.

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YOUR ATTENTION IS DIRECTED TO THE FOLLOWING NOTES FROM THE ABOVE ORDER. THEY ARE FOR INFORMATION ONLY AND DO NOT PRETEND TO SET OUT THE WHOLE OF THE LAW ON THE SUBJECT. IT WOULD BE WELL FOR YOU TO CONSULT YOUR SOLICITOR IF YOU ARE IN ANY DOUBT

Appeals to the Secretary of State

1. If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.

2. If the decision relates to a householder application or minor commercial application, and you want to appeal, then you must do so within 12 weeks of the date of this notice. If the decision relates to express consent for the display of an advertisement, then you must do so within 8 weeks of the date of this notice. If the decision relates to a non-householder application, an appeal must be lodged within 6 months of the date of the decision notice. Appeals must be made using a form which you can get from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 5000) or online at https://www.gov.uk/appeal-planning-decision.

3. The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances, which excuse the delay in giving notice of appeal.

4. The Secretary of State need not consider an appeal if it seems to him that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

5. In practice, the Secretary of State does not refuse to consider appeals solely because the local planning authority based their decision on a direction given by him.

Purchase Notices

6. If either the local planning authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted. In these circumstances, the owner may serve a purchase notice on the District Council in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Planning Act 1990.

7. Where this notice conveys approval or permission, conditional or unconditional, please note that the decision given does not purport to convey any consent or approval which may be required under the Building Act and Building Regulations, or any other legislation.

Reduced time for making a planning appeal where enforcement action is being taken

Where an enforcement notice has been served in relation to the same, or substantially the same, development as in the planning application no earlier than 2 years before the date the application was made, the period for receiving a planning appeal is within 28 days of the date on the planning application decision notice or of the date by which the LPA should have decided the application.

However, the LPA may formally decline to determine a retrospective planning application for permission for any development contained within a pre-existing enforcement notice served on or after 6 April 2012, where that notice was issued before the application was received by the LPA (see above). There is no right to make a planning appeal in such circumstances.

Where an enforcement notice was served in relation to the same, or substantially the same, development after the decision notice on the application was issued or after the end of the period the LPA had to determine the application, the period for receiving a planning appeal is within 28 days of the date the enforcement notice was served (unless this would extend the period beyond the normal 12 weeks or 6 months deadline).