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/0344/07

Saunders Partnership Architects
Studio 4
37 Broadwater Road
Welwyn Garden City
Herts
AL7 3AX

Details of Development
GLAZED ENTRANCE LOBBY TO FRONT OF EXISTING STORE

Location of Development
TESCO HOLMBUSH CENTRE UPPER SHOREHAM ROAD SHOREHAM-BY-SEA 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 25th June 2007.

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.

Peter Davies

Peter Davies
Head of Planning and Community

06/08/2007

SCHEDULE

Reasons for Granting Permission

01. The proposed development is within the built-up area and of a minor ancillary nature to the existing retail superstore. Owing to its sympathetic design it would not cause harm to the appearance of the locality, including the landscape of the Sussex Downs AONB, nor any other detriment to amenity or highway safety. It would consequently not conflict with the relevant policies of the Adur District Local Plan (AG1, AC2, AS3, AT12) and the West Sussex Structure Plan 2001-16 (LOC1, NE10, CH2, DEV1, DEV4-5).

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. The external materials and finishes of the development hereby permitted shall, prior to commencement of use of the additional accommodation thereby created, be completed to match in design, colour and texture those of the existing building unless otherwise approved in writing by the Local Planning Authority.

Reason: *In the interests of visual amenity and to comply with policy AH7 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*

03. The construction of the glazed lobby hereby permitted shall not commenced unless and until three new parking spaces have been created in accordance with drawing number 6329/524.

Reason: *In the interests of highway safety and to comply with policy AT12 of the Adur District Local Plan and DEV4 of the West Sussex Structure Plan.*