Adur District Council

Planning, Regeneration and Wellbeing

Mr David Binns
Adur District Boxing Club
1 Chute Way
Worthing
West Sussex
BN13 3EA

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

APPLICATION NUMBER: ADC/0044/11

Details of Development
TEMPORARY CHANGE OF USE (MAX 3 YEARS) FROM STORAGE/OFFICE (B1/B8) TO A BOXING GYM AND KEEP FIT FACILITY (D2)

Location of Development
1 FRESHBROOK ROAD LANCING WEST SUSSEX BN15 8DA

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 11th February 2011.

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

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

20/04/2011

ADUR DISTRICT COUNCIL
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SCHEDULE

Reasons for Granting Permission

01. The site is sustainably located within the built-up area and the proposed use would help meet the local need for sports and recreational provision without detracting from highway safety. It is no more vulnerable to flood risk than the existing permitted use. Owing to concerns about possible disturbance to neighbouring dwellings from persons using the premises, it is appropriate only to grant a temporary permission in order to retain planning control and not conflict with the relevant policies of the Adur District Local Plan (AG1, AR7).

Conditions

01. The use hereby permitted shall be discontinued permanently and the land and premises restored to their former condition, or to a condition to be agreed in writing by the Local Planning Authority, on or before the expiration of the period ending on 31 December 2013.

Reason: *To enable the Local Planning Authority to retain control owing to concern about the possible effects on the residential amenities of adjoining dwellings having regard to Adur District Local Plan policies AG1 and AR7.*

02. The premises shall be used only as a gymnasium for boxers and a keep fit facility and for no other purpose within Class D2 of the Schedule to the Town and Country Planning (Use Classes) Order 1987 (or in any provision equivalent to that class in any Statutory Instrument revoking and re-enacting that Order with or without modification).

Reason: *In the interests of residential amenity having regard to saved policy AG1 and AR7 of the Adur District Local Plan.*

03. The premises shall not be open for use other than between the hours of 8 am and 8.30 pm daily and there shall be no external illumination on the premises outside these specified hours.

Reason: *In the interests of residential amenity having regard to saved policies AG1 and AR7 of the Adur District Local Plan.*

04. No external lighting or floodlighting shall be installed except in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: *In the interests of amenity and to comply with saved policy AR7 of the Adur District Local Plan.*

Continued

05. Secure cycle parking shall be provided within the curtilage of the site in accordance with details to be submitted to and approved in writing by the Local Planning Authority prior to the commencement of development hereby approved.

Reason: *To encourage and provide for a sustainable non-car mode of transport in compliance with PPG13.*

06. Within 2 months of the date of this permission a Travel Plan shall be submitted to the Local Planning Authority which encourages the use by staff and all other users of alternative modes of transport to the motor car and reduces its harmful impacts. The approved Travel Plan shall thereafter be implemented in accordance with a timetable to be approved as part of the Plan.

Reason: *To encourage and promote alternative travel options to the use of the private car and to ensure the delivery of sustainable development in accordance with PPS1 and PPG13T.*