Adur District Council

Planning, Regeneration and Wellbeing

Mr Allen Rollings
17 Brambletyne Avenue
Saltdean
East Sussex
BN2 8EL

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2010

APPLICATION NUMBER: AWDM/0055/12

Details of Development
DEMOLITION AND RE-ERECTION OF RETAINING WALLS WITH EXCAVATION OF EMBANKMENT AND WIDENING OF ACCESS DRIVEWAYS (PART RETROSPECTIVE) (BEACH PARK)

Location of Development
70A BRIGHTON ROAD LANCING WEST SUSSEX BN15 8LW

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 12th January 2012.

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
10/02/2012

PTO

ADUR DISTRICT COUNCIL
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SCHEDULE

Reasons for Granting Permission

01. The widening of the accessways does not detract from the local environment or highway safety or cause increased flood risk provided the proposed surfacing and retaining walls are completed. Subject to this, there is no conflict with the relevant policies of the Adur District Local Plan (AG1), the South East Plan (SCT1, CC2, CC6, TSR5), PPG13 or PPS25.

Conditions

01. Within 2 months of the date of this permission, the retaining walls, bitumen macadam surfacing and other detailed works shown on approved Drawing Numbers 4175/100 rev A and 101 rev A shall have been completed in their entirety, the facing bricks for the walls being as specified in the submitted Planning Statement.

    Reason: *In the interests of highway safety, amenity and flood protection having regard to policies AG1 of the Adur district Local Plan and CC2 and CC6 of the South East Plan.*

02. This permission relates to the following approved plans:-

    Location/Block Plan and Drawing Numbers 4175/100 rev A and 101 rev A.

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

Informatives / Notes to Applicant

01. No use of the widened areas of the vehicular accesses to the A259 shall take place until widened kerb and pavement crossings have been constructed. This necessitates obtaining a licence from West Sussex County Council Coastal Team (Communities & Infrastructure), Centenary House, Durrington Lane, Worthing BN13 2QB (01243 642105).