Development Control – Delegated Officer Report

Application Number: AWDM/0539/13 Recommendation – No objection

Site: Shoreham Beach Primary School, Shingle Road, Shoreham-By-Sea, West Sussex, BN43 5RH

Proposal: Consultation by WSCC (Regulation 3) on application WSCC/034/13/SU for proposed artificial turf playing surface

Date of site visit: 15 May 2013

Neighbours checked: N/A

Additional neighbour notifications: N/A

Proposal, Site and Surroundings

This application will be determined by West Sussex County Council and is referred to this Council for consultation purposes only. The application is submitted under Regulation 3 of the Town & Country Planning General Regulations 1992.

The application relates to Shoreham Beach Primary School which is surrounded by residential dwellings in Shingle Road, The Meadway and Cheal Close. It has only a small area of grass playing field on its southern boundary (with 52-58 The Meadway) which is regularly used for school recreational activities. It measures approximately 34m by 17m. It is showing signs of wear and, despite re-turfing and re-seeding, it is turning into a bald mud patch in poor weather. In order to enable better use of this small area it is proposed to replace the grass with artificial turf.

Consultations

Under the relevant Regulations, all consultations with statutory and other bodies and publicity are carried out by WSCC and replies including by the public are made direct to WSCC.

Adur & Worthing Councils: The comments of the Environmental Health Officer have not been received

Third Parties: [*NB. Representations from Third Parties are made direct to WSCC*]

Relevant Planning Policies

Adopted Adur District Local Plan 1993-2006 (ADC 1996) (saved policies): AG1, ACS1
National Planning Policy Framework (CLG 2012)

Planning Assessment

Visual amenity

The playing field is not easily visible from the road (Cheal Close), being screened by a fence. The use of artificial turf would have minimal impact on the visual amenities of the locality in any event.

Residential amenity

The site abuts residential properties. There is no suggestion that the change in surface will result in any significant intensification in use of the existing playing field or increased noise for residents.

Recommendation

That West Sussex County Council be informed that the District Council has no objection to the proposal.

Case Officer: Peter Barnett Date: 15 May 2013

Authorised by: Gary Peck Date: 15 May 2013