Adur District Council

Planning, Regeneration and Wellbeing

Mr Carl Roberts
Studio Four Architects Ltd
8 Upper High Street
Winchester
Hampshire
SO23 8UT

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0016/12

Details of Development
GALVANISED TUBE GUARD RAILING TO EDGE OF FLAT ROOF OF THREE-STOREY HEALTH CENTRE

Location of Development
SHOREHAM HEALTH CENTRE POND ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 5US

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 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
06/03/2012

PTO

ADUR DISTRICT COUNCIL

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SCHEDULE

Reasons for Granting Permission

01. The proposed railings would cause some detraction from the appearance of the Conservation Area and the setting of the Grade I Listed church of St Mary de Haura but it is considered that the degree of harm is outweighed by the Health and Safety justification. The proposal is not considered to conflict materially with the relevant policies of the Adur District Local Plan (AG1, AB4, AB11).

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. No development shall be carried out unless and until a sample of the proposed railing material and finish has been submitted to and approved in writing by the Local Planning Authority.

    Reason: *To preserve and enhance the conservation area and setting of the Grade I listed building and to accord with policies AB4 and AB11 of the Adur District Local Plan.*

03. The development hereby permitted shall be carried out in accordance with the following approved plans:-

    Site layout plan - 31125 Drawing no. 05 - received 11th January 2012
    Proposed guarding rail around perimeter of flat roof - 31125 Drawing no. 04 - received 11th January 2012

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