Adur District Council

Planning, Regeneration and Wellbeing

Mr Mark Bewsey
Savills (UK) Ltd
74 High Street
Sevenoaks
Kent
TN13 1JR

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0347/13

Details of Development
VARIATION OF CONDITION 13 OF SU/269/01 AND CONDITION 1 OF AWDM/0255/12 TO ALLOW RESTAURANT AND DRIVE-THROUGH TO TRADE FROM 5AM - 12 MIDNIGHT MONDAY TO THURSDAY AND CONTINUOUS TRADING FROM 5AM FRIDAY TO 12 MIDNIGHT ON SUNDAY (PERMANENT PERMISSION SOUGHT)

Location of Development
MCDONALDS EASTERN AVENUE SHOREHAM-BY-SEA WEST SUSSEX BN43 6PW

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 20th March 2013.

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
16/05/2013

PTO

ADUR DISTRICT COUNCIL
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Ref: AWDM/0347/13

SCHEDULE

Reasons for Granting Permission

01. The extended opening hours do not result in unacceptable detriment to the residential amenities of the dwellings to the north by reason of the cordoning off of the northern part of the customer car park and it would consequently not conflict with the saved policies of the Adur District Local Plan (AG1, AE16) or the policies of the National Planning Policy Framework.

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 premises shall not be open for trade or business other than between the hours of 5am and 12 midnight Monday to Thursday and continuous trading from 5am Friday to 12 midnight on Sunday.

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

03. The northern part of the car park (west of the restaurant building) shall be cordoned off at 12 midnight daily to prevent access by cars to that parking area during the additional late night trading hours hereby permitted.

    Reason: *In the interest of amenity having regard to saved policy AG1 of the Adur District Local Plan.*

04. This permission relates to amended plans approved as part of planning permission SU/269/01 drawing numbers 100/01 received on 25 April 2002 and 101 and 102 received on 11 March 2002.

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

05. The car and cycle parking and access and turning facilities approved and detailed in pursuance of conditions 4, 5 and 6 of planning permission SU/269/01 shall not be used for any purpose other than parking of cycles and vehicles, access and turning, respectively, incidental to the use of the premises.

    Reason: *To ensure that adequate parking, access and turning facilities are retailed and in the interests of highway safety.*

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06. No external illumination is permitted on the premises outside of the approved opening hours.

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

07. The approved means of ventilation for the extraction, filtration and disposal of cooking odours (including sound attenuation measures) submitted in pursuance of condition 14 of planning permission SU/269/01, shall be retained in effective working order and operated at all times when cooking is taking place.

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

08. The sound level attributable to all equipment installed on the premises (corrected in accordance with BS4142) shall not exceed the background noise level as measured at the nearest dwelling.

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

09. The approved 2.4m by 70m visibility splay on the north side of the existing access at its junction with Eastern Avenue, detailed in pursuance of condition 18 of planning permission SU/269/01, shall be kept free from any obstruction over 0.6 metres above the level of the carriageway of the highway.

Reason: *In the interests of highway safety.*

10. The approved scheme for collection and disposal of litter submitted in pursuance of condition 19 of planning permission SU/269/01 shall be operated in accordance with the approved details.

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

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.