Adur District Council

Planning, Regeneration and Wellbeing

Mrs Claire Rodway
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Shoreham-by-Sea
West Sussex
BN43 5RU

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/1459/12

Details of Development
REPLACEMENT WINDOWS AND DOORS

Location of Development
1 - 3 SHIP STREET SHOREHAM-BY-SEA WEST SUSSEX BN43 5DH

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 28th November 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
17/01/2013

PTO

ADUR DISTRICT COUNCIL
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SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment, would preserve or enhance the character and appearance of the Conservation Area and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the saved policies of the Adur District Local Plan (AG1, AB4) or the policies of the South East Plan (CC1, CC6, BE1, BE6)

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. This permission relates to the following approved plans received 28 November 2012:-

    Drawing No. RPC001 - Location Plan
    Drawing No. RPC002 - Block Plan
    Window details
    Window section

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

03. The upper floor windows hereby approved shall be annealed blue anti-sun windows as per the sample from Ace Glass Southern Ltd deposited on 14 January 2013, unless otherwise approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and to preserve the character and appearance of the Conservation Area in accordance with saved policy AB4 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.