ADUR DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT, 1990

V2

APPLICATION FOR PLANNING PERMISSION

4 copies of this form required, together with plans and appropriate fee.
All measurements are to be given in metric.
If site relates to Lancing or Sompting, please submit 5 copies.

FOR OFFICIAL USE ONLY
Appl. No. ADC/0147/07.
Date Received 16 MAR 2007
Fee 265
Rem. List

IT IS IMPORTANT THAT YOU READ THE GUIDANCE NOTES AS INCORRECT COMPLETION INVOLVES DELAY

1. Applicant (In BLOCK CAPITALS)	Agent (if any) to whom correspondence should be sent (In BLOCK CAPITALS)
Name ROBERT, KATHARINE & LUCY WOOLDRIDGE	Name M. C. WOOLDRIDGE
Address HOLMBUSH LODGE, HOLMBUSH LANE, HENFIELD, WEST SX, BN5 9TJ	Address HOLMBUSH LODGE, HOLMBUSH LANE, HENFIELD, WEST SX. BN5 9TJ
Tel. No. [redacted]	Tel. No. ~~01273 485~~ 07951 715404

2. Type of Application (see Note 2)

		State Yes or No
(a)	Full planning permission (including changes of use)	✓
(b)	Outline planning permission	
(c)	Renewal of a temporary permission	
(d)	Permission for retention of building or continuance of use without complying with a condition imposed on a planning permission	
(e)	Permission to develop land without complying with a condition imposed on a planning permission. [redacted]	

If yes, state those matters to which this application relates (tick where appropriate)

(i)	Siting	☐
(ii)	Design	☐
(iii)	External appearance	☐
(iv)	The means of [illegible]	☐
(v)	Landscaping [illegible]	☐

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If yes, state the date and number of the permission and outline the particular condition

Date

Application No.

Condition No.

3. (a) Full address or location of the land to which this application relates

36 RIVERBANK
SHOREHAM BY SEA
WEST SUSSEK
BN43 5YH

(b) State whether applicant owns or controls any adjoining land — State Yes or No: ✓ — If yes, this land must be edged blue on the location plan

(c) Area of site 570 ~~hectares~~/sq. metres

Dimensions of the application site and distances from the new buildings to boundaries must be clearly indicated on plans

(d) Description of proposed development

(If residential development, state no. of units proposed and type if known e.g. houses, bungalows, flats)

ALTERATION OF HOUSEBOAT WITH PROVISION OF NEW SUPERSTRUCTURE; ERECTION OF NEW JETTY (WITH AQUARIUM); & ERECTION OF SHED ON SOUTH SIDE OF RIVERBANK (& USE AS 2 FLATS)

(e) State whether the proposal involves:-

		State Yes or No
(i)	New building(s) or structure(s)	✓
(ii)	Alteration or extension of building(s)	✓
(iii)	Co[redacted] access to a highway) pedestrian	
(iv)	Alteration of an existing) vehicular access to a highway) pedestrian	
(v)	Closure of existing access	
(vi)	Change of use only	

4. Particulars of Use of Buildings or Land: state (a) Present use
(b) If vacant, the last use houseboat

5. Additional Information

		State Yes or No		State Yes or No
(a)	Is the application for industrial, office warehousing, storage, shopping, commercial purposes or places of public assembly? (See note 5)	no	If yes, complete part 2 of form C.P. 1	
(b)	Is the application for the winning or working of minerals?	no	If yes, complete part 4 of form C.P. 1	
(c)	Is the application for an agricutural dwelling or building?	no	If yes, complete part 6 of form C.P. 1	
(d)	Does the proposed development involve the demolition of any residential units?	no	If yes, how many units? Please indicate their position on plans	
(e)	Does the proposed development involve the felling of any trees?	no	If yes, indicate their position on plans	
(f)	Does the proposed development involve any public right of way within the site?	yes	If yes, indicate the position on plan [redacted]	
(g)	Does the proposed development involve demolition or alteration of a building or Special Architectural or Historic interest or demolition within a Conservation Area?	no	If YES a separate application for **Listed Building Consent or Conservation Area Consent** may be necessary.	

(h) (i) How will surface water be disposed of? (i) direct off boat to mud. Shed; dispersed to flowerbed and porous soil.
(ii) How will foul sewage be disposed of? (e.g. mains, cesspit, etc.) (ii) mains

6. Plans (See Note 6). List of drawings and plans submitted as part of the application - indicate drawing numbers and scales. all dated 14 MAR
4 sets of all drawings are required. Additional copies for inspect of major applications will assist in determination of such applications. All measurements are to be given in metric (89/617 EEC D[illegible] 1250 plan. 500 plan. Enstone front, rear elevations & plan. Enstone side elevations. [illegible] shed plan. Jetty & shed north elevation on section. Jetty & Shed West elevation. Jetty & shed East elevation. Shed South elevation. Notes. Design & Access.

7. Fees (See Note 7)
If a fee is submitted please give the amount £ 135 + 130 = £265

8. I/WE APPLY FOR PLANNING PERMISSION AS DETAILED ABOVE.

DATE 15 MARCH 2007 SIGNED [redacted]

on behalf of ROBERT, KATHARINE, LUCY WOOLDRIDGE
(insert applicant's name if signed by an agent)

9. Certificate under Section 65 of the Town and Country Planning Act. 1990 (Article 7 of the T & CP (General Development Procedure) Order 1995
N.B. A signed certificate MUST accompany this application (See Note 9).
If the applicant is the sole owner (a) the following certificate should be completed and signed.

CERTIFICATE A

(a) Owner means a person having a freehold interest or tenancy the unexpired term of which was not less than 7 years

1. **Certificate A(a)**
I certify that

on the day 21 days before the date of the accompanying application nobody, except the applicant, was the owner (a) of any part of the land to which the application relates.

*2. None of the land to which the application relates is or is part of an agricultural holding.

OR

*3. * I have _____ given requisite notice to every person other than * myself _____ who, on the day
The applicant has himself/herself

21 days before the date of the application was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows

Name of Tenant	Address at which Notice was served	Date on which Notice was served

*Delete where inappropriate

Sign [redacted]

On behalf of ROBERT, KATHARINE & LUCY WOOLDRIDGE

Date 15 MARCH 2007

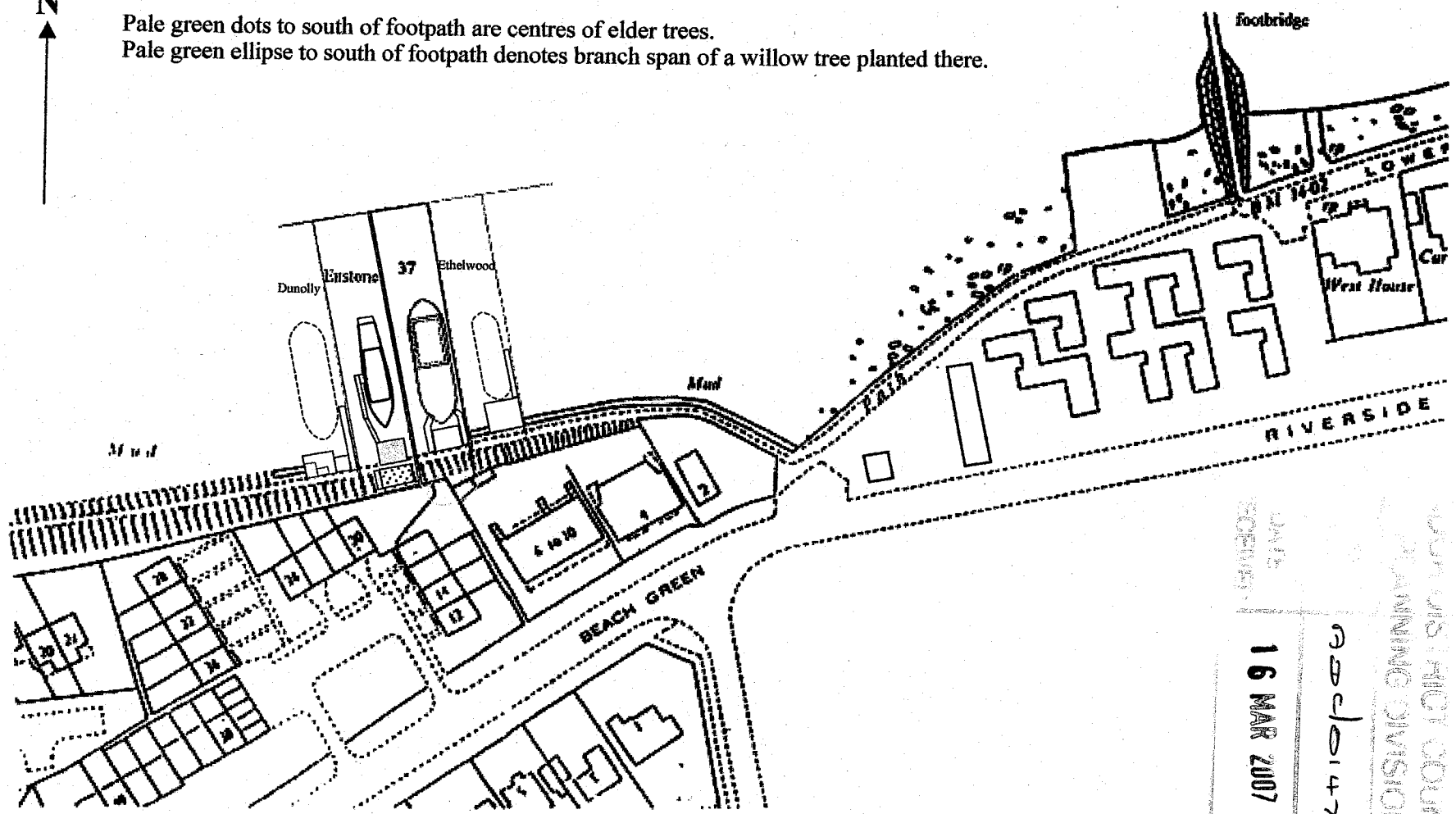
1:1250 plan of proposed development of 36 Riverbank

mcw 14 March 2007

Scale: 5 * 10m bars

N

Pale green dots to south of footpath are centres of elder trees.
Pale green ellipse to south of footpath denotes branch span of a willow tree planted there.



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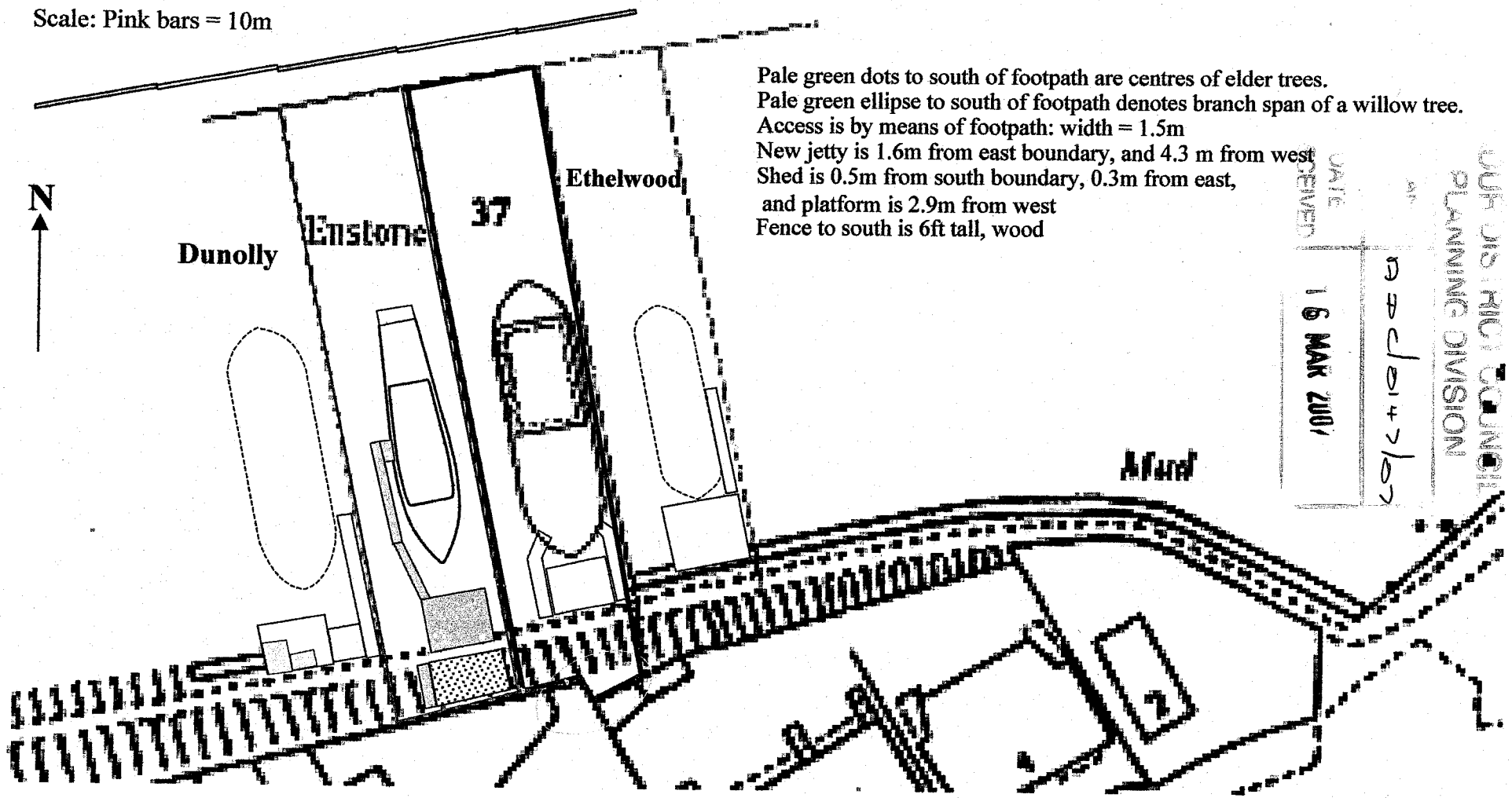
1:500 plan of proposed development of 36 Riverbank

mcw 14 March 2007

Scale: Pink bars = 10m



Pale green dots to south of footpath are centres of elder trees.
Pale green ellipse to south of footpath denotes branch span of a willow tree.
Access is by means of footpath: width = 1.5m
New jetty is 1.6m from east boundary, and 4.3 m from west
Shed is 0.5m from south boundary, 0.3m from east,
and platform is 2.9m from west
Fence to south is 6ft tall, wood

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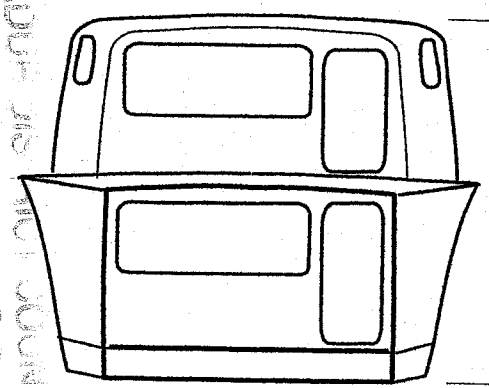
Enstone. proposed front & rear elevations and upper deck.

MCW 14 march 2007



North elevation

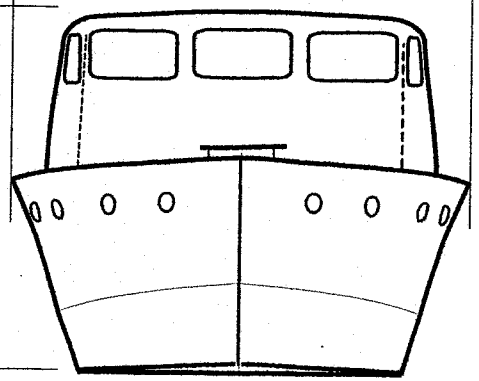
Notes:
Dotted line (on plan) = flat bottom on mud.

Side and rear widows not shown on plan, owing to restrictions of fore-shortened view

Rectangles on front deck are existing skylights

4.7m

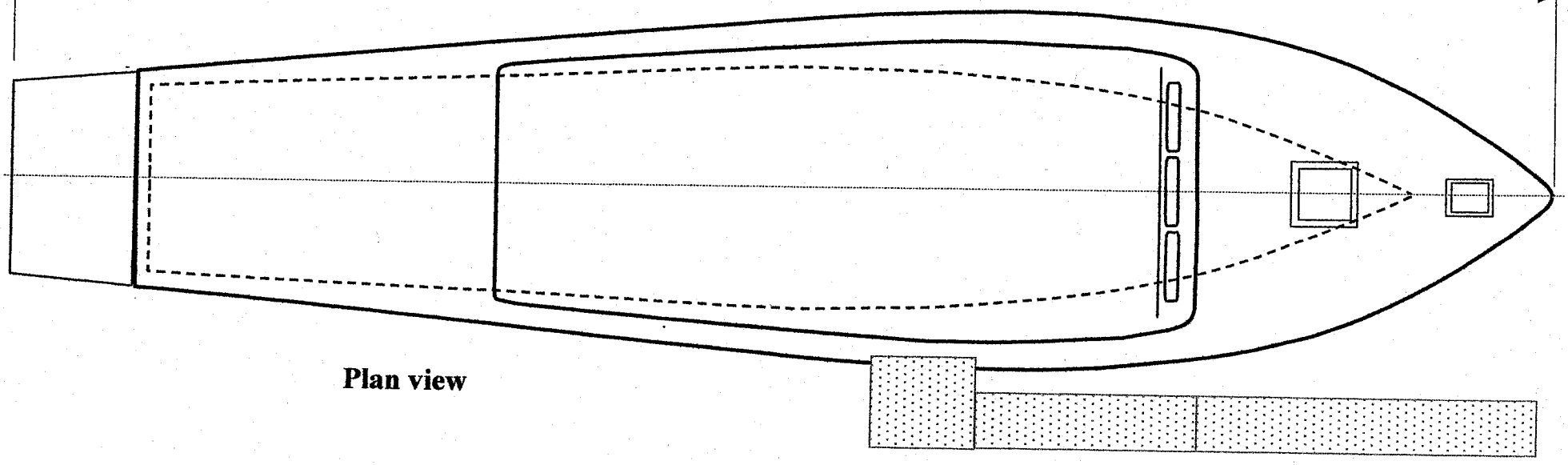
6m



South elevation

Scale: 10 * 1m bars (green)

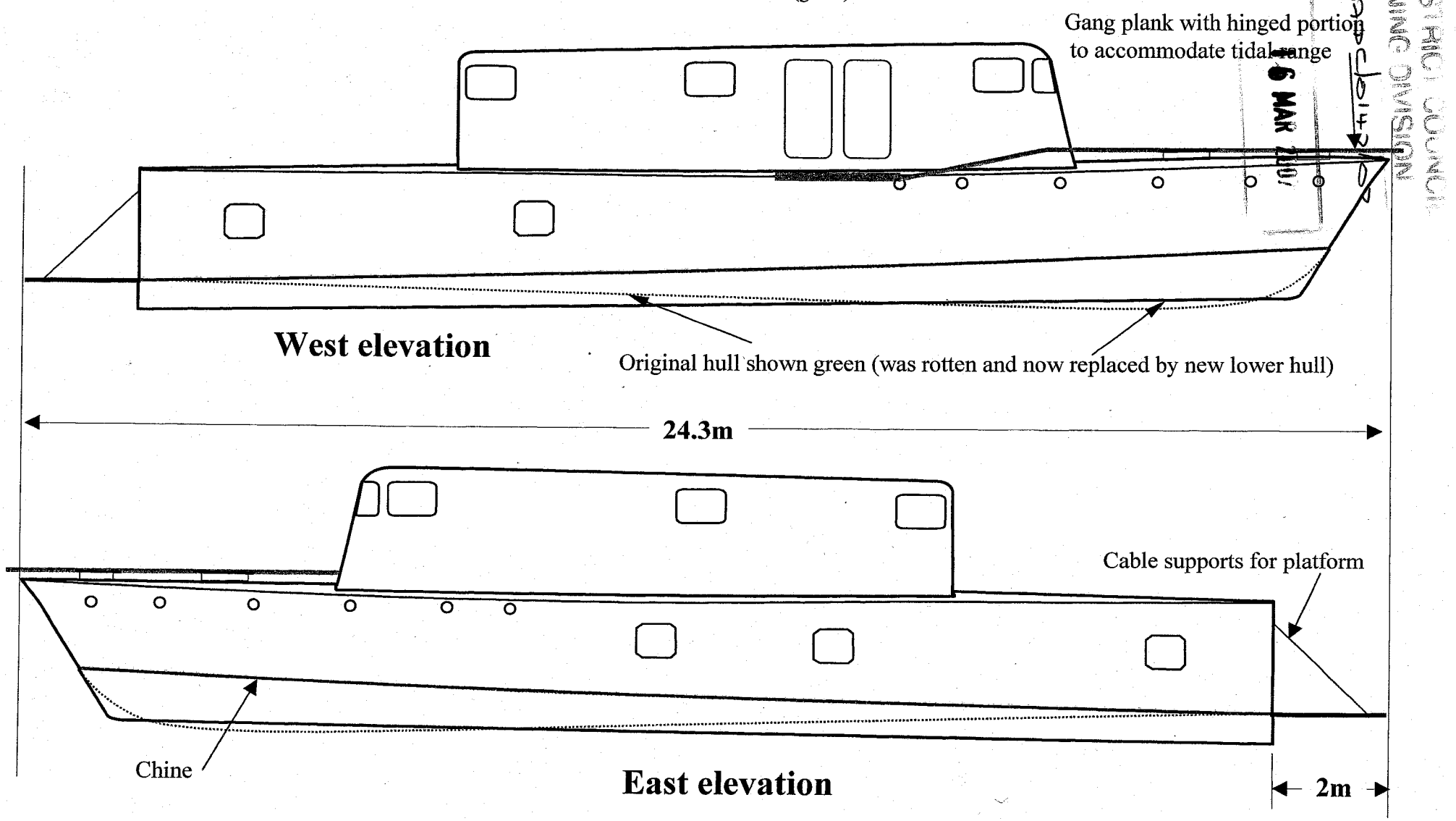
24.3m



Plan view

Enstone. proposed elevations. MCW 14 March 2007

Scale: 10 * 1m bars (green)



16 MAR 2007
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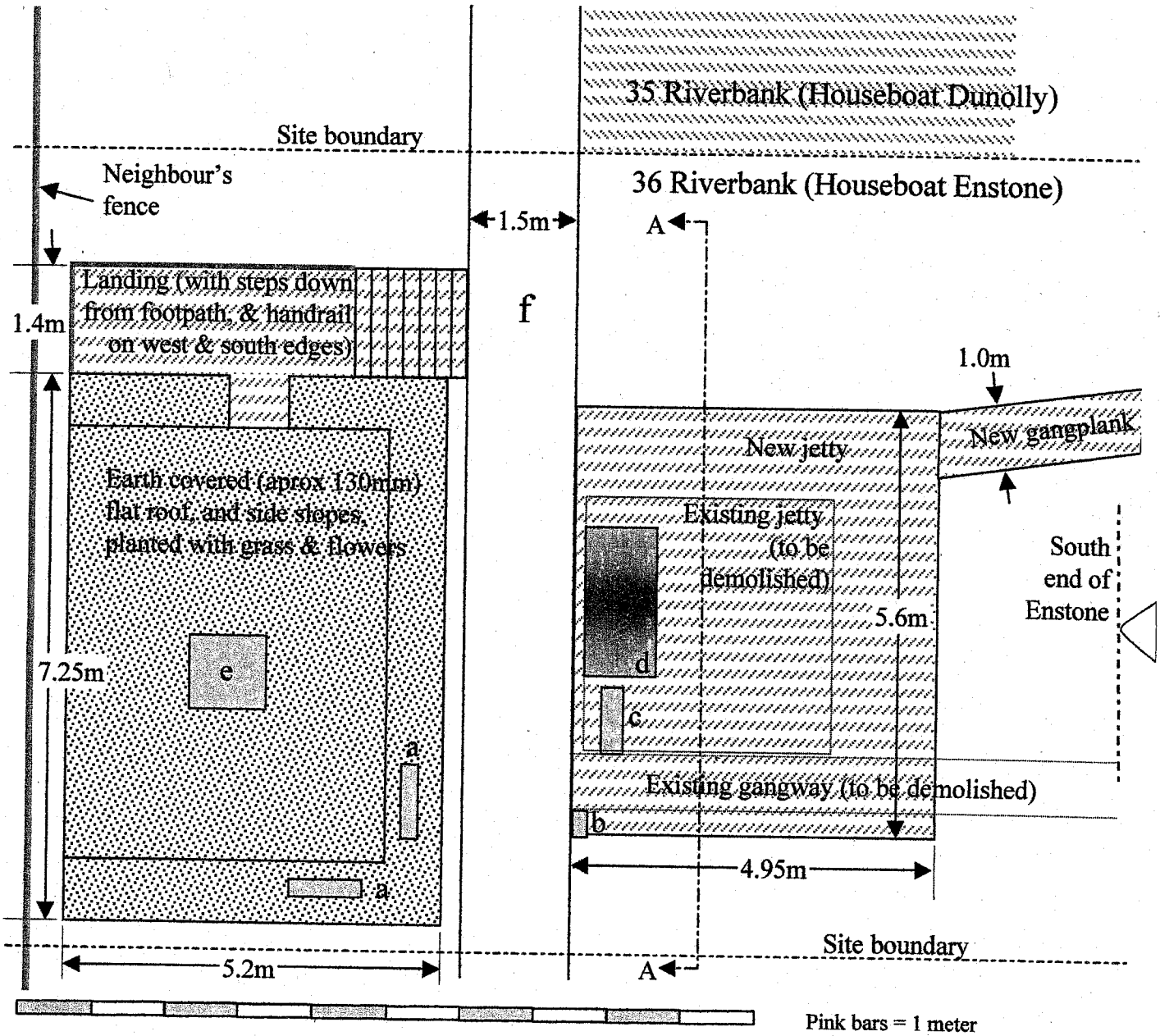
Proposed Enstone jetty & shed; Plan view



Key: a window (recessed into sloping side)
b existing gas meter box
c existing electricity meter box
d sea water aquarium (2m x1m)
e skylight
f public footpath

scale 83:1 mcw 14 march 2007

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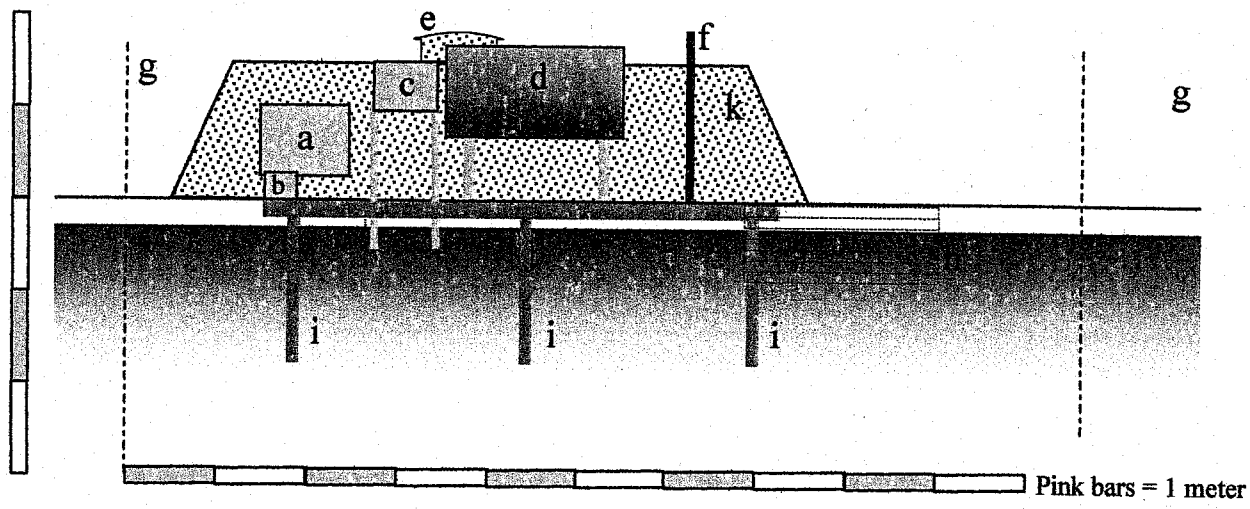
Proposed Enstone jetty & shed;
North elevation on section AA



Key:

a window (recessed into sloping side)
b existing gas meter box
c existing electricity meter box
d aquarium (tank =2m long x 1m tall), on 800 mm stanchions
e skylight
f 6ft tall reference person height
g site boundaries
h steps down to platform on south side of bank
i jetty legs
k sloping roof sides made of 9mm polythene. NB These will be covered in grass/ flowers - not shown in this elevation

scale 83:1

mcw 14 march 2007

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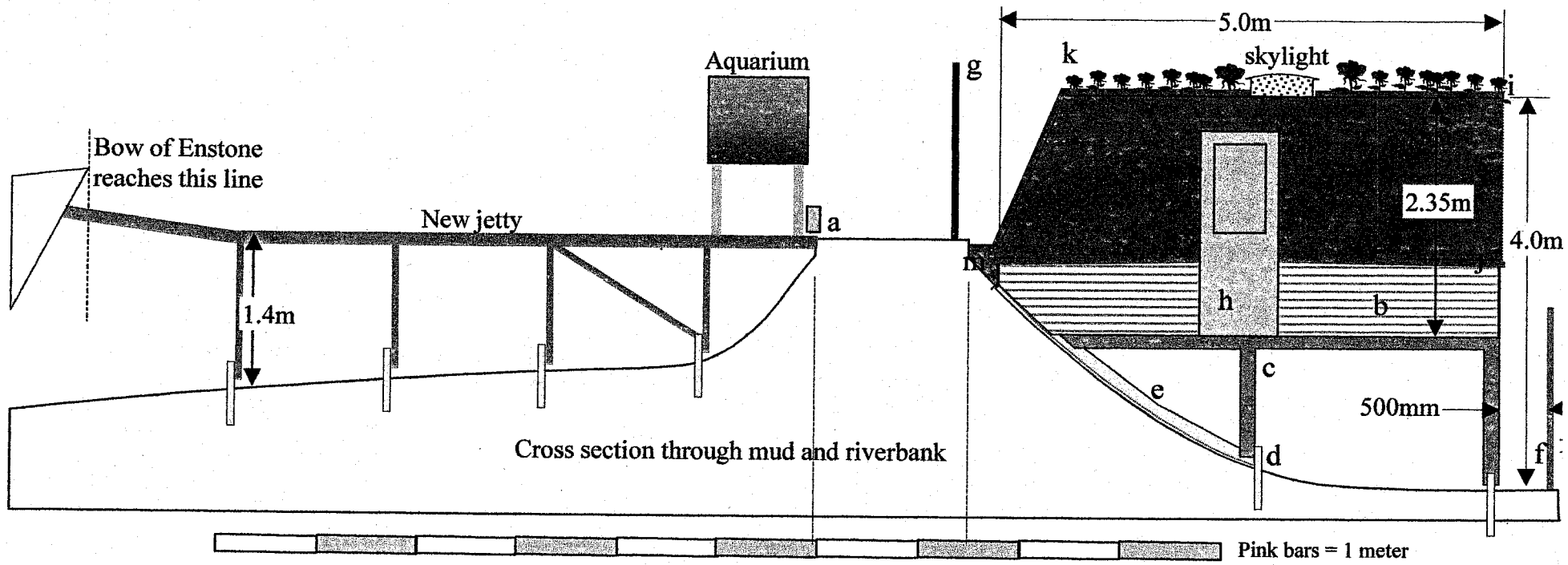
Proposed Enstone jetty & shed; West Elevation



Key
a existing gas meter box
b weatherboarding painted with golden creosote equivalent
c 4" x 2" timber uprights, bolted to (d) stub concrete posts let into earth. Joists = 6" x 2" (150mm x 50mm)
e concrete inverted-T section beam. Flange against bank = 6" deep x 1.5 thick". Web = 6" x 1.5". Else suitable concrete lintel.
f neighbour's fence
g 6' tall reference line (eg height of pedestrian)
h door with safety glazed panel
i 4" upstand welded to roof sheet to retain soil and prevent water draining to south
j gutters collecting water from sloping sides of roof
k portion of representative flowers and grass. NB west face of sloping roof shown here covered in grass
m soil between footpath concrete and vertical 12mm polythene membrane resting against shed uprights.

scale 61:1 mcw 14 march 2007

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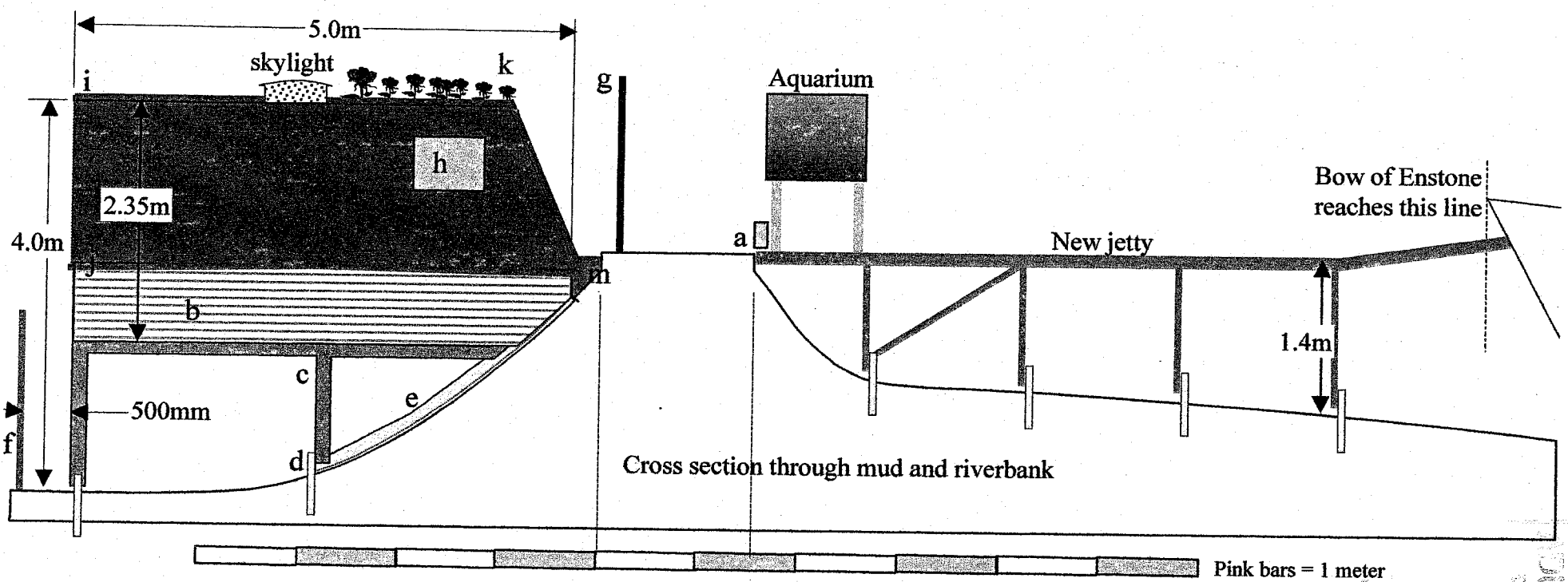
Proposed Enstone jetty & shed; East Elevation



Key
- a existing gas meter box
- b weatherboarding painted with golden creosote equivalent
- c 4" x 2" timber uprights, bolted to (d) stub concrete posts let into earth. Joists = 6" x 2" (150mm x 50mm)
- e concrete inverted-T section beam. Flange against bank = 6" deep x 1.5 thick". Web = 6" x 1.5". Else suitable concrete lintel.
- f neighbour's fence
- g 6' tall reference line (eg height of pedestrian)
- h window
- i 4" upstand welded to roof sheet to retain soil and prevent water draining to south
- j gutters collecting water from sloping sides of roof
- k portion of representative flowers and grass. NB east face of sloping roof shown here covered in grass
- m soil between footpath concrete and vertical 12mm polythene membrane resting against shed uprights.

scale 61:1 mcw 14 march 2007

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16 MAR 2007
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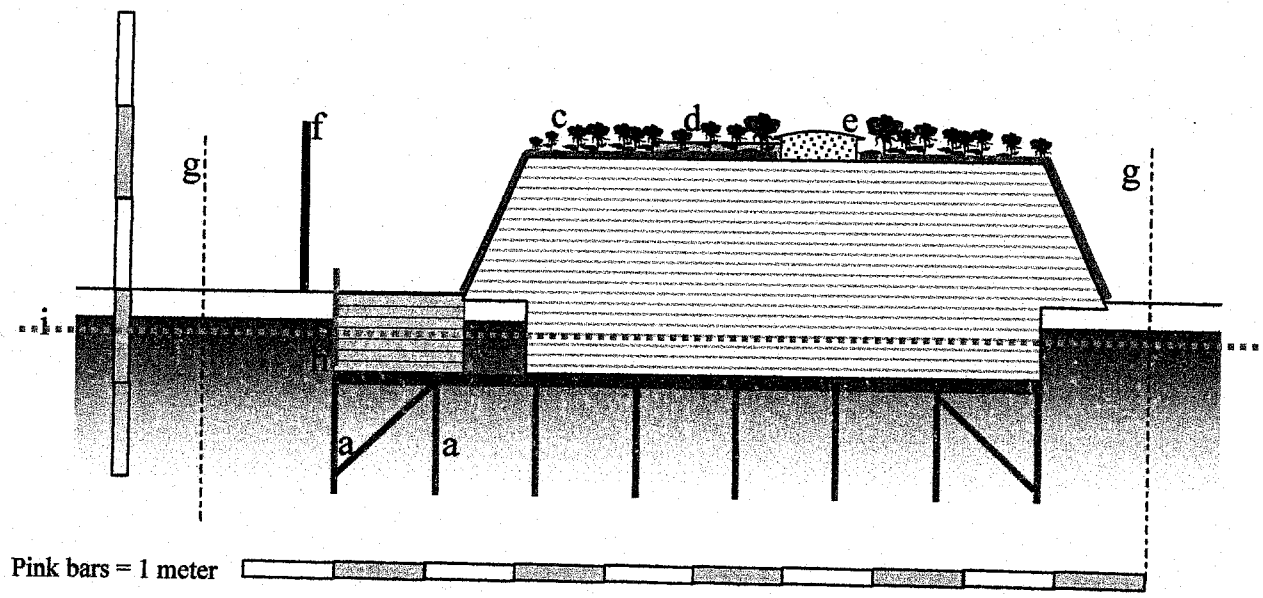
Proposed Enstone shed;
South elevation



Key:

a 4" x 2" tanalised pine uprights (concrete footings not shown)
b weatherboarding
c representative flowers and grass
d aquarium (top of tank just showing)
e skylight
f 6ft tall reference person height
g site boundaries. (elder tree just east, not shown)
h steps down to platform on south side of bank
i top of boundary fence line (bright green dotted line)

scale 83:1

mcw 14 march 2007

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Notes to accompany plans of proposed Enstone jetty, shed & boat construction:
MCW 14 March 2007

Jetty, gangplank & shed

1 Height of jetty and shed with respect to footpath to be determined following forthcoming announcement from the Environment Agency re flood defence improvements. Eg if footpath is raised by 1m, then Jetty will need to be raised by 1m, and shed and window 'a' will also need raising by approx 300mm.

2 Shed construction. Roof and sloping sides will be 9mm thick black polythene sheeting, hot air welded. Then covered in plastic mesh, soil and planted with grass and flowers.

3 All supporting posts will be bolted to stub concrete posts let into mud. This will prolong life of the wooden posts and avoid any risk of the timber preservative leaching into the mud.

4 Rainwater drainage. The flat roof will be horizontal and so retain rainwater in the soil. However during sustained rain, water will drain off as follows. Approx 50% to new soil bed between footpath and shed north supports. Approx 50% via gutters to down pipes at south side where water will be dissipated onto soil. If water puddling is a problem, then down pipe will be sunk approx 1m to underlying shingle.

Boat:

1 Lower hull (below chine) is made of 12mm black polythene sheet, hot air welded.

2 Hull above chine is original wood.

3 Upper deck will be clad in one of the following: Grey ashphalt applied with hot tar OR Grey ferrocement OR whitish/ green copper sheet OR grey zinc sheet OR grey/buff welded plastic. Final choice depends on results of pilot tests.

4 Precise lines of walls and gangplank will be determined by internal ribs etc of boat.

5 Height of boat is shown at low tide with bottom flush on mean mud level. In time the boat will subside by a few centimetres. On high equinox tides, boat will rise approx 1.3m.

6 Two external doors are shown to facilitate the provision of two self-contained 'flats'. However the internal structure will have bulkhead doors allowing the boat to be one flat – depending on internal noise transmission levels (yet to be assessed) and market conditions.

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Enstone, Design and Access statement MCW 14 March 2007

General:
Enstone is a 1944 Motor Torpedo Boat which came to this mooring in 1946. Since that time she has been poorly maintained and for the last 3 years has not floated. The previous owner constructed a top cabin that was out of keeping with the style of the boat, had a piecemeal look and feel to it, and a flat roof that leaked. The new owners (filing this application) wish to restore the boat as far as is reasonably practical, and build a new top cabin that is more in keeping with the boat (though much larger than the original bridge). Permission is also being sought to divide the boat into 2 flats if required. A new jetty and gangway will be required for access to the boat via the top deck. In addition permission is being sought to construct a shed.

1 Amount of Development, and distribution around site
The development consists of:
- Changes to the hull and superstructure (no change in plan area or overall height)
- Changes to the jetty and gangway (150% increase in plan area – but still smaller than most other local jetties)
- A new shed with access platform and steps.

2 Use to which development will be put
- The boat is for residential use – probably as two 2-bedroom 'flats'.
- The jetty is for access to the boat and also for the support of a small sea aquarium which will be easily viewable by the public from the footpath. We may keep a small rowing boat on the jetty plus tubs of flowers. NB There are no plans to erect a fence or any other sheds on the jetty. The owners particularly like the open view of the boat and river, and wish this to be shared with the public.
- The shed is for workshop and general storage. It will also serve as an eye level flower garden.

3 Layout of buildings, routes and spaces
See plans. Note the existence of the public footpath which enjoys substantial use by residents and the public. Note our wish to keep the jetty open and uncluttered.

4 Scale of buildings relative to surroundings
The boat is/will be shorter, narrower and lower than its adjoining east and west neighbours. The jetty and gangway will be of comparable scale to neighbouring jetties and gangways. The shed will be larger than most of the others adjoining the footpath, but it will be set half way down the bank, with its roof below eye level. At this point on the riverbank there are no views to the south. Views to the north from the nearest neighbouring house will still be open from their first floor and above: The neighbour's Ground floor views do not currently see the river and are relatively enclosed by the fence and local trees.

5 Appearance (architecture, materials, decoration, lighting etc)
As far as possible, the boat will have a Royal Navy appearance. It will be painted in the original colours (grey and camouflage beige). The hull portion below the chine is black polythene slab material, and the superstructure will be grey – using a material yet to be selected (see notes)
The jetty will be tanalised pine bolted to concrete stub posts in the mud. These are hardly visible and are also inert as far as the SSSI is concerned.
The shed will have a welded polythene slab roof – invisible due to its covering of earth and vegetation. The sides will be rough sawn weatherboard painted in golden creosote (equivalent), and the support timbers and platform will be tanalised pine. No further decoration or lighting is envisaged – though the aquarium may be fitted with low power LEDs for night viewing.

6 Landscaping
No change to existing ground.

7 Access to the development for all people
The jetty will be at footpath level (whatever that is – we await the outcome of the Environment Agency study). The gangway is ramped, so it will be possible for people with disabilities (including confinement to wheelchairs) to access the top deck. The shed is accessed via steps down from the footpath – though these could subsequently be changed to a ramp if necessary. (end)