[redacted]

From: [redacted]

Sent: 16 November 2010 15:46

To: Dawn Ayres

Subject: FW: ADC/0337/10: Change of use of No.41 and groundfloor of No.43 from bathroom showroom/shop to 3 one-bedroom flats with associated alterations and partial demolition (excluding firstfloor flat at No. 43 and single-storey building and garages at rear)

Hi Dawn,

[redacted]

Hannah Barker - Planning Officer BA (Hons) MATP MRTPI |
Development Control, Adur District Council
Location: Civic Centre, Ham Road, Shoreham-By-Sea, BN43 6PR
Internal: 63228 | External: 01273 263228 | E-mail:
hannah.barker@adur.gov.uk

Please think before you print this and save paper

From: Bruce Reynolds
Sent: 21 September 2010 10:59
To: Hannah Barker
Subject: ADC/0337/10: Change of use of No.41 and groundfloor of No.43 from bathroom showroom/shop to 3 one-bedroom flats with associated alterations and partial demolition (excluding firstfloor flat at No. 43 and single-storey building and garages at rear)

Dear Hannah

I have now had the opportunity to review the above application and would make the following comments.

It is likely that Building Control will have comments to make regarding the means of escape in the case of fire, but it is noted that the ground floor escape route from the bedrooms is through a high risk area, namely the kitchen and this will need to be addressed.

I can find no indication in the documents as to the proposed use of the basement – if this is to be used as communal storage, or if the landowner intends to retain its use as storage or other commercial use, then this should be indicated so that suitable conditions can be imposed to prevent fire risk or detriment to the amenity of the flat owners. The basement should not be used as living accommodation.

The development lies in an area that historical maps show as old brickfields with possible infilling with unknown material. I would therefore request that the standard contaminated land conditions be imposed.

If you require any further information, please do not hesitate to contact me.

Yours sincerely

Bruce Reynolds
Senior Environmental Health Officer
Adur District Council

Tel: (01273) 263098: Fax: (01273) 263014 : e-mail : bruce.reynolds@adur.gov.uk
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Domestic & Pollution Team
Housing, Health & Community Safety
Room 116, Civic Centre, Ham Road, Shoreham-by-Sea, West Sussex BN43 6PR

You can visit Adur DC's website at: http://www.adur.gov.uk

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