ADUR
DISTRICT COUNCIL

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Development Control

Application Number: ADC/0476/10

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Mr Gordon Roff

Phoenix Group Construction
T/A
Phoenix Systems
4 Elm Business Units
Chartwell Road
Lancing
BN15 8FD

On behalf of:

In pursuance of their powers under the above-mentioned Act and Order, the Council hereby CONSENT to the following works that is to say:

**Reduce canopy of Lime tree by 30% (subject to TPO 162/2/84/L)**

**4 Elm Business Units Chartwell Road Lancing West Sussex**

to be carried out in accordance with Plan and Application No. ADC/0476/10 (as modified by the under-mentioned conditions, if any) submitted to the Council on subject to compliance with the conditions specified hereunder.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing Date: 31/01/2011

**SCHEDULE**

## Conditions

01. The works for which Consent is hereby granted must be begun not later than the expiration of 3 years beginning with the date of this consent.

    **Reason**: *To comply with Section 18 of the Planning (Listed Buildings & Conservation Areas) Act 1990.*

02. The works shall be carried out by a qualified tree surgeon and 2 weeks prior notification of the start of work shall be given to the Local Planning Authority, with the name, address and telephone number of the person who will be carrying out the work.

    **Reason**: *In the interests of amenity and to comply with policy AB23 of the Adur District Local Plan.*

03. The following works are hereby approved:

    a. Canopy reduction by 30% of Lime (T1)

    **Reason**: *In the interests of amenity and to comply with policy AB23 of the Adur District Local Plan.*

Note to Applicant

You are strongly advised to ensure that the tree surgeon carrying out the work is made aware of the above conditions. Should the works carried out exceed that which is permitted, then it may be open to the Local Planning Authority to take prosecution action against the owner of the tree(s) and the tree surgeon. If the applicant is unclear about any aspect of the specification for works, they are strongly advised to contact the Council's Arboricultural Officer prior to the commencement of the works.

Note to Applicant

The applicant's attention is drawn to the provisions of the Countryside & Rights of Way Act 2000. Under the Act, it is an offence both to intentionally or recklessly destroy a bat roost, regardless of

whether the bat is in roost at the time of inspection. All trees should therefore be thoroughly checked for the existence of bat roosts prior to any works taking place. If in doubt, the applicant is advised to contact the Bat Conservation Trust at 15, Cloisters, 8, Battersea Park Road, London, SW8 4BG. Their telephone number is 020 7627 2629.