Development Management - Delegated Officer Report

Application Number: AWDM/1182/21 Recommendation – Approve

Site: Shoreham Football Club, Middle Road, Shoreham-By-Sea

Proposal: New LED lights to replace lamp lights on four existing floodlight columns

Date of site visit: Not visited

Neighbours checked: Y

Additional neighbour notifications: N

Proposal, Site and Surroundings

The application relates to four existing floodlights at Shoreham FC football ground in Middle Road. The site sits adjacent to Dolphin Road industrial estate to the south and west, with a care home to the east, over 60m away. There are also dwellings to the NW, the rear gardens of the closest of which abut the site.

It is proposed to replace the existing bulbs with LED lights. The application form states:

"*The only work to be carried out is the like for like replacement of the actual lamps and wiring. The floodlight mast remains the same as before. This lamp upgrade is for 4 reasons: 1) To be compliant with FA Lux levels with lighting 2) To conform to our Zero Carbon targets as we are members of the United Nations Sports for Climate Action 3) To lesson light pollution with the local area 4) To cut our energy cost by at least 65%*."

Relevant Planning History

Various

Consultations

Adur and Worthing Councils: The **Environmental Health** Officer has no objection, subject to a condition to restrict hours of use for the floodlights to between the hours of 18:30 - 22:00hrs on any day

Representations

None received

Relevant Planning Policies

Adur Local Plan 2017 Policy 15, 33, 34
National Planning Policy Framework (July 2021)

Planning Assessment

Principle

The relevant issues are the effects on the amenities of neighbouring residential occupiers and the effect on the character and appearance of the area.

Visual amenity

There will be no change to the floodlight columns themselves, only the lighting within them. As such, there should not be any significant change to the visual amenities of the locality.

Residential amenity

The new lighting has potential to cause a loss of amenity as a result of light spillage and glare. The applicants have however provided a plan showing lux levels and light spillage will not cause harm, with the nearest light column to the residential dwellings being fitted with cowls. Control over hours of illumination will further protect residential amenity.

Recommendation

APPROVE

Subject to Conditions:-

1. Approved Plans
2. Standard 3 year time limit
3. The floodlights shall not be switched on except between the hours of 18:30 - 22:00hrs on any day

Is recommendation contrary to letter(s) of representation? N

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.

Case Officer:	Peter Barnett	Date: 6 August 2021
Authorised by:	Gary Peck	Date: 6 August 2021