From: Bruce Reynolds
Sent: 10 March 2010 11:26
To: Keith Morgan
Subject: ADC/0050/10 Redevelopment with petrol filling station, canopy and shop (including 24 hour opening for one year trial period)

Dear Keith

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

Petrol filling stations and associated uses (including shops) have the potential to cause problems through issues of light pollution from forecourt lighting and from noise of traffic and customers, especially where 24 hour operation is considered. I would request that details of the lighting scheme should be forwarded to this Council for their approval in writing, prior to the commencement of the development. I would also support the limited 24 hour opening to allow an assessment of any community disturbance being caused by late-night traffic and customers.

There may also be concerns that there may be a net increase in emissions of pollutants affecting air quality targets due to the nature of the business and the effect on traffic movement, but the residential properties are far enough away from the roadside for this to be insignificant.

I note that this is an application for a continued renewal of use and would reprise any previous comments made, if I have not mentioned them above.

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

Yours sincerely

Bruce Reynolds
Senior Environmental Health Officer
Adur District Council

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

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