Worthing
BOROUGH COUNCIL

Awarded for excellence

Portland House
Richmond Road
Worthing BN11 1LF

APPLICATION NO. WB/07/1283/FULL

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

Havelock Estates Ltd
3 Cornfield Terrace
Eastbourne
East Sussex
BN21 4NN

PROPOSAL: Replacement front and rear entrance doors to block of flats and new walls and gates to bin enclosure.

LOCATION : Stoke Abbott Court Stoke Abbott Road Worthing

DATE REGISTERED 30th November 2007

APPLICANT : Swanlane Estates Ltd

WORTHING BOROUGH COUNCIL, under the above Act and Order, gives you notice that its decision upon your application described above and in site plan, block plan, Drawing Nos. 444/01 and 444/02A, which accompanied the application, or as subsequently amended prior to consideration, is to

GRANT PERMISSION subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

   Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

2. This permission relates to the application as amended by the revised plans for the bin enclosure submitted on 15 January 2008.

   Reason: For the avoidance of doubt and because the scheme for the bin enclosure as originally submitted was unacceptable to the Local Planning Authority.

Cont.....

Dated : 21st January 2008

Assistant Director (Planning Services)

Note: Your attention is drawn to the notes and advice overleaf.

3. The materials and finishes of the external walls of the bin enclosure hereby permitted shall match those on the existing building. The development shall not commence until samples of the bricks to be used have been submitted to and approved in writing by the Local Planning Authority. The horizontal boarded infill panel and vertical close-boarded access gates to the bin enclosure shall be constructed in hardwood as annotated on the approved drawing. The development shall not commence until details of their external finish and colour have been submitted to and agreed in writing by the Local Planning Authority. Thereafter, the development shall be completed fully in accordance with the agreed materials, colours and finishes.

   Reason: In the interests of visual amenity.

4. The section of railings on the west side of the bin enclosure hereby permitted shall comprise black-painted, flat-top, metal vertical bar railings as shown on the approved plan (i.e. not palisade).

   Reason: In the interests of visual amenity.

5. The replacement door frames and doors hereby permitted shall consist of solid sapele wood (or other hardwood which shall have previously been agreed in writing by the Local Planning Authority), with toughened glass vision panels and stainless steel handles to the doors as annotated on the approved plan. Prior to the commencement of development details of the external finishes of the doors and door frames (including colour if other than a natural wood finish) shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the development shall be carried out in accordance with the agreed details.

   Reason: In the interests of visual amenity.

INFORMATIVES

The decision to grant planning permission has been taken having regard to the saved policies and proposals in the Worthing Local Plan 2003 and the West Sussex Structure Plan 2001 – 2016 set out below, and to all relevant material considerations, including Supplementary Planning Guidance:

Saved Worthing Local Plan Policies 2003

BE1 - Design Quality
H16 - Domestic Extensions and Alterations

Saved West Sussex Structure Plan Policies 2001 – 2016

CH1 - Character
CH5 - Buildings of architectural or historical importance
DEV1 - High Quality Development

Cont.....

WB/07/1283/FULL

This information is only intended as a summary of the reasons for grant of planning permission. For further details on the decision please see the application report which is available from the Planning Reception at Portland House, Richmond Road, Worthing.