WORTHING BOROUGH COUNCIL

Mr Danny Simmonds
RPS Planning & Development
20 Farringdon Street
London
EC4A 4AB

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/0732/24

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITIONS 7 (NOISE ATTENUATION), 11 (FIRE HYDRANT), 12 (MATERIALS), 13 (LANDSCAPING) AND 15 (SUSTAINABILITY MEASURES) OF APPLICATION AWDM/0655/21.

Location of Development
UNIT 1A IVY ARCH ROAD WORTHING WEST SUSSEX BN14 8BX

The Authority has considered your application, and I can confirm the following condition(s) have been **APPROVED** subject to satisfactory implementation and in accordance with the approved plans.

G Peck

Gary Peck
Planning Services Manager
22/07/2024

Worthing Borough Council, Development Management, Economy Directorate,
Portland House, 44 Richmond Road, Worthing, West Sussex, BN11 1HS
Tel: 01903 221065 Email: planning@adur-worthing.gov.uk
Web: www.adur-worthing.gov.uk

SCHEDULE

Approved Date - 22/07/2024

7 Prior to the commencement of development a scheme shall be submitted to and approved in writing by the local planning authority for attenuating noise from the grilles/louvres serving the mechanical plant. The scheme shall have regard to the principles of BS 4142:2014+A1:2019 and ensure there is no detrimental impact to the nearest residential dwellings. A test to demonstrate compliance with the scheme shall be undertaken within one month of the scheme being implemented. All plant shall be maintained in accordance with manufacturers guidance and any future plant shall also meet the specified levels within the approved scheme.

Reason: *To provide sufficient noise mitigation*

Approved Date - 22/07/2024

11 Prior to the commencement of the development details showing the proposed location of one fire hydrant or stored water supply (in accordance with the West Sussex Fire and Rescue Guidance Notes) shall be submitted to and approved in writing by the Local Planning Authority in consultation with West Sussex County Council's Fire and Rescue Service and installed prior to the first occupation of the building.

Reason: *To ensure an adequate supply of fire hydrants to serve the development hereby permitted*

Approved Date - 22/07/2024

12 No development shall be carried out unless and until a schedule of materials and finishes to be used for the external walls (including windows and doors) and roof of the proposed building has been submitted to and approved in writing by the Local Planning Authority and the development shall be completed in accordance with the approved schedule.

Reason: *In the interests of visual amenity and to comply with policy 16 of the Worthing Core Strategy.*

Approved Date - 22/07/2024

13 No works or development shall take place until full details of all landscaping works to the northern boundary and the proposed times of planting have been approved in writing by the Local Planning Authority and all soft landscape works shall be carried out in accordance with those details and at those times. Any trees or plants which within a period of five years from the time of planting die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species unless the Local Planning Authority gives written consent to any variation.

Reason: *In the interests of visual amenity and the environment and to comply with policies 16 of the Worthing Core Strategy.*

Approved Date - 22/07/2024

15 Prior to the commencement of development hereby permitted, details of sustainability measures to serve the development shall be submitted to and approved by the Local Planning Authority and the approved details shall be maintained thereafter.

Reason: *To ensure that adequate provision is incorporated to improve the sustainability of the development hereby approved.*

Plans Referred to in Consideration of this application

The application has been assessed and the decision is made on the basis of the following plans and documents submitted:

Reference/Drawing Number	Version	Date Rec
COVERING LETTER	794-PLN-LSE-00354	07.06.2024
CONDITION 7 - NOISE NOTE		07.06.2024
CONDITION 15 - SUSTAINABILITY MEASURES NOTE		07.06.2024
EXTERNAL FINISHES SCHEDULE	15175/2-15.1	07.06.2024
PROPOSED FIRE HYDRANT LOCATION	15175/2-154	07.06.2024
PROPOSED LANDSCAPE PLAN	DR L 1001	07.06.2024

Reason: *For the avoidance of doubt and in the interests of proper planning.*