ADUR DISTRICT COUNCIL

HGP Architects Limited
Furzehall Farm
110 Wickham Road
Fareham
PO16 7JH
United Kingdom

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/1186/25

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITION 9 (PARKING AND MANOEUVERING), 11 (CYCLE PARK AND STORAGE) AND 24 (FLOOD RISK MANAGEMENT) OF APPLICATIONS AWDM/1450/21 AND AWDM/1024/23.

Location of Development
LAND EAST OF 1 TO 11 MERCURY HOUSE HAM ROAD SHOREHAM-BY-SEA WEST SUSSEX

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
Head of Planning & Development
03/11/2026

SCHEDULE

Approved Date - 03/11/2026

9 Parking and Manoeuvring

No part of the development shall be first occupied until the car parking and associated turning space serving it has been provided in accordance with the approved plans, including identified spaces for wheelchair users, car club vehicles, which shall be marked out and identified on site in accordance with details of marking out which shall be first submitted to and approved by the Local Planning Authority. The approved spaces shall thereafter be permanently retained for their identified purposes.

Reason: *In the interests of road safety and amenity and to ensure the provision of associated infrastructure and adequate parking, including provisions for wheelchair users and for sustainable transport in accordance with policies 15 & 28 of the Adur Local Plan 2017 and paras 110 -113 of the NPPF, 2021.*

Approved Date - 03/11/2026

11 Cycle Parking and Storage

No part of the development shall be first occupied until covered and secure cycle parking stores and cycle stands have been provided in accordance with details, including which shall first be submitted to and approved in writing by the Local Planning Authority. Thereafter these cycle stores and stands shall be retained at all times for their designated purpose.

Reason: *In the interests of sustainable transport and air quality, in accordance with paras 110 -113 of the NPPF, 2021 and policy 28 of the Adur Local Plan 2017.*

Approved Date - 03/11/2026

24 Flood Risk Management Plan

No part of the development shall be first occupied until a Flood Risk Management Plan has been submitted to and approved in writing by the Local Planning Authority. It shall include the ongoing arrangements for the provision, dissemination and updating of flood risk information and means of safe access and escape for occupiers of the site. The Plan thereby approved shall be implemented upon the first occupation of the development and permanently adhered to unless the Local Planning Authority gives prior written approval for any variation.

Reason: *To manage residual risks of flooding to the proposed development and future occupants, in accordance with policy 36 of the Adur Local Plan 2017 and para 167 of the NPPF 2021.*

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
PARKING MANAGEMENT PLAN APPENDIX C - CAR CLUB CONTRACT	N/A	25.08.2026
FLOOD ACTION PLAN	10721 FAP Rv0	22.06.2026
CAR PARKING MANAGEMENT PLAN	VERSION 8 (August 2026)	25.08.2026
PARKING ALLOCATION PLAN	HGP-XX-ZZ-D-A-8001 P4	18.09.2025
CYCLE STORAGE SOLUTIONS	BSS-P-25247-93-001 Rev D	18.09.2025

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