

COUNCIL OF THE COUNTY BOROUGH OF EASTBOURNE
TOWN AND COUNTRY PLANNING ACTS, 1962-1968

PERMISSION TO DEVELOP LAND SUBJECT TO CONDITIONS

To: Messrs. Fairways Cars,
2 Firle Road,
Eastbourne.

Situation 18 Lottbridge Drove, Eastbourne.

Purpose Change of use from builders' merchants' storage premises to motor vehicle repair and maintenance workshop within Use Class III and retail car sales.

In pursuance of their powers under the above Acts the Council as Local Planning Authority hereby permit you to develop land in accordance with the proposals set out in your application dated 9th December, 1969, and shown on the plan(s) submitted therewith, subject to the conditions specified hereunder:-

CONDITIONS

See Schedule of Conditions attached.

The reasons for the Council's decision to grant permission for the development subject to compliance with the conditions set out above are:-

REASONS FOR CONDITIONS

1. In the interests of the amenities of the area.
2. To obviate the necessity for vehicles to be parked upon the highway.
3. In the interests of the amenities of the adjoining residential properties.

This permission is granted subject to the compliance with the New Street Byelaws and Building Regulations, 1965, and general statutory provisions in force in the County Borough and nothing herein shall be regarded as dispensing with such compliance.

The application should read the notes printed on the back of this form.

A copy of the plan(s) is returned herewith.

Dated this 8th day of January, 1970.

Form T.P.11 Permission conditional.

Use Class not specified.
Messrs. Clive Jones & Co.,
200 Terminus Road,
Eastbourne.

Town Clerk

NOTES

(1) If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Minister of Housing and Local Government, in accordance with section 23 of the Town and Country Planning Act 1962, within six months of receipt of this notice. (Appeals must be made on a form which is obtainable from the Minister of Housing and Local Government, Whitehall, London, S.W.1. The Minister has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Minister is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements, to the provisions of the development order, and to any directions given under the order. (The statutory requirements include section 6 of the Control of Office and Industrial Development Act 1965 and section 23 of the Industrial Development Act 1966).

(2) If permission to develop land is refused or granted subject to conditions, whether by the local planning authority or by the Minister of Housing and Local Government, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Common Council, or on the Council of the county borough, London borough or county district in which the land is situated, as the case may be, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part VIII of the Town and Country Planning Act 1962 (as amended by the Town and Country Planning Act 1968).

(3) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Minister on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 123 of the Town and Country Planning Act 1962.

SCHEDULE OF CONDITIONS ATTACHED TO APPLICATION NO. 69/644

1. That the development hereby authorised is commenced within five years from the date of this permission.
2. That no detriment to the amenities of the area arising from the use hereby authorised shall be caused by reason of noise, vibration, smell, fumes, smoke, soot, ash, dust or grit.
3. That no maintenance or repairs or display for sale of motor vehicles shall be permitted to occur outside the existing storage building.
4. That the proposed maintenance/repair workshop and car showroom shall only be used between 8.30 a.m. and 5.30 p.m. on Mondays to Saturdays inclusive.
5. That all vehicles connected with the use hereby authorised shall be parked within the site.
6. That, before the site is brought into use, a screen wall or fence shall be erected to a height of not less than six feet and not more than seven feet, in accordance with details which shall have first been submitted to and approved by the Borough Surveyor on behalf of the Council, on the south-eastern side boundary of the site and shall thereafter be maintained in such position by the owners for the time being.
7. (i) That a landscaping and tree planting scheme shall be carried out on the site, such scheme to be agreed with the Borough Surveyor on behalf of the Council or, in default of agreement with the Council, to be as determined by the Minister of Housing and Local Government; (ii) that the scheme shall be submitted to the Council within three months of this permission and shall be carried out within one year of the date of its approval by or on behalf of the Council, or the date of determination by the Minister as the case may be; (iii) that any trees or shrubs which may thereafter die shall be replaced by the owners for the time being to the satisfaction of the Borough Surveyor on behalf of the Council and that no existing trees on the site shall be removed without the consent in writing of the Borough Surveyor on behalf of the Council.
8. That the external areas, other than those to be landscaped, shall be properly constructed with a permanently hard wearing surface and parking spaces shall be marked out and permanently retained to the satisfaction of the Borough Surveyor on behalf of the Council, and shall be available for use before the use hereby authorised is brought into use.

Dated this 8th day of January, 1970.

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Town Clerk

