

CHICHESTER DISTRICT COUNCIL

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

To:  
Applicant: Mutli Tile Ltd  
C/o Agent

Agent: RPS - Sally Miles  
Irwin House  
118 Southwark Street  
London SE1 0SW

In pursuance of their powers under the above mentioned Act and orders, the council hereby notify you that they **PERMIT** the following development, that is to say:

**Change of use to allow storage, distribution, sale of hard floor, wall finishes (excluding carpets) and associated products and/or B8.**  
**Formerly Bedford Tyres (Chichester) Ltd Spur Road Unit 19 Quarry Lane Chichester West**  
**Sussex PO19 8PR**

to be carried out in accordance with your application and plan no. .CC/04/00100/COU (as modified by the undermentioned conditions if any submitted to the Council on 19 January 2004 (and in accordance with the relevant correspondence, a copy of which is attached\*) and subject to compliance with the conditions specified hereunder:

- 1) The development hereby permitted shall be begun before the expiration of 5 years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

- 2) There shall be no departure from the approved plans without the prior written consent of the District Planning Authority.


Reason: To secure satisfactory development.

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The Plans the subject of this decision can be viewed on the Council's website [www.chichester.gov.uk](http://www.chichester.gov.uk) quoting the reference number of the application. For all applications after May 2003, the relevant plans are listed as "Plans-Decided".

Date : 4 May 2004

Signed:

  
S. R. Carvell  
Head of Development and Building Control

N.B IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ON THE BACK OF THIS FORM.

- 3) The premises shall be used solely for the storage, distribution and sale of hard floor and wall finishes (excluding carpets) and associated products and for Class B8 use and for no other purposes (including any other activity within Class A1 of the Town and Country Planning (Use Classes) Order 1987).

Reason: To enable the District Planning Authority to retain control over future changes of use with particular regard to Policies B8 and S4 of the Chichester District Local Plan First Review 1999.

- 4) At no time shall the new access onto Quarry Lane hereby permitted be used other than by cars. At no time shall the access be used by Heavy Goods Vehicles.

Reason: To accord with the terms of the application and in the interests of road safety.

- 5) The use hereby permitted shall not be carried on unless and until the new access, turning, loading and unloading area, parking spaces and, where applicable, cycle parking areas have been marked out on site and completed in accordance with the approved plans. They shall thereafter be maintained for these purposes in perpetuity.

Reason: In the interests of highway safety.

- 6) No raw materials, finished or unfinished products or parts, crates, packing materials or waste shall be stacked or stored on the site at any time except within the buildings or storage areas unless otherwise approved in writing by the District Planning Authority.

Reason: To safeguard the amenities of neighbouring properties.

- 7) Before the use hereby permitted is first carried out fencing of a height, form and materials to be approved by the District Planning Authority shall be erected along the north-east boundary of the site and once erected shall be retained thereafter unless otherwise agreed in writing by the District Planning Authority.

Reason: To restrict the number of accesses to the site in the interests of road safety.

- 8) At no time shall any mezzanine or first floor be inserted into the building without the prior written consent of the District Planning Authority.

Reason: To accord with the terms of the application and with the policies of the Council, and to ensure adequate parking provision.

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9) INFORMATIVE

This decision relates to the additional plans received on 23/03/04 and additional information received 25/03/04.

10) INFORMATIVE

Where any of the conditions of this permission requires approval, agreement or acceptance by the District Planning Authority of any matter detail or plan, the applicant should note that formal written approval will be required, making specific reference to this permission. "Approval" which is not written or is made under legislation other than Town and Country Planning (e.g. Building Regulations) is not sufficient.

11) INFORMATIVE

The applicant is advised that the presence of contamination on this site is known or suspected. Responsibility for safe development and secure occupancy rests with the developer. The District Planning Authority has determined the application on the basis of the information available to it, but this does not necessarily mean that the land is free from contamination.

12) INFORMATIVE

Summary of Reasons for Grant of Permission/Approval

Having considered the relevant policies of the Development Plan which are set out below, the District Planning Authority has concluded that the proposed development will not cause demonstrable harm to the commercial/industrial character or appearance of the area or any other interest of planning importance including the Human Rights of interested parties.

Summary of policies relevant to the decision and the conditions imposed

West Sussex Structure Plan 1993: G1, G3 and T14

West Sussex Structure Plan 2001-2016 Review: NE4, CH1, DEV4, and DEV5

Chichester District Local Plan First Review 1999: BE11, B3, B8, S4, TR1 and TR6

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