Andrew Palmer

Head of Housing and Planning Services

Hastings Borough Council

Muriel Matters House,

Breeds Place

Hastings TN34 3UY Fao Mrs L Fletcher

10 February 2021 our ref: HS/3428/CC

 your ref: HS/CC/20/00990

Dear Mr Palmer

**town and country planning general regulations 1992**

**HS/3428/CC** - **Single storey extension to the reception area at the front of the school.** **Sandown Primary School, The Ridge, Hastings, TN34 2AA.** **(Within land edged red on applicants plan no. Location Plan Rev A)**

Under the powers delegated to me by the Governance Committee on 30 January 2003, I have issued a Written Notice dated 10 February 2021 authorising the carrying out of the above development pursuant to Regulation 3 of the Town and Country Planning General Regulations 1992. Planning Permission is now granted. A copy of the Written Notice is attached hereto.

Therefore, in accordance with Regulation 3 would you please accept this letter in conjunction with the plans shown as formal notification of the development for the purpose of your Register of Planning Applications and Decisions.

Approved Plan(s) numbered:

001 Sandown Existing Floor Plans, 002 Sandown Existing Elevations, 003 Sandown Proposed Floor Plans, 004 Sandown Proposed Elevations, 005 Sandown Proposed Internal Door Schedule, 006 Sandown Demolition Plan, 007 Proposed Bg Services Plan And Details, Design And Access Statement Reva 15122020, 008 Sandown Proposed Site Block Plan Reva, 009 Sandown Location Plan Rev A

Yours sincerely

*Sarah Iles*

Sarah Iles

Team Manager Planning Policy & Development Management

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Copies to: S Hambrook – Property & Capital Investment, Business Services

 Mr Moylan, Pellings LLP – Agent dnccgrad.doc



**TOWN AND COUNTRY PLANNING ACT 1990**

**TOWN AND COUNTRY PLANNING GENERAL REGULATIONS 1992**

**Written Notice Pursuant to Regulation 6 (1) of the 1992 Regulations of development authorised by the Director of Communities, Economy and Transport.**

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To: East Sussex County Council

C/o Mr Moylan

Pellngs LLP

24 Widmore Road

Bromley, BR1 1RY

County Ref No. HS/3428/CC

Borough Ref No. HS/CC/20/00990

TAKE NOTICE that under the powers delegated to me by the Governance Committee meeting held on 30 January 2003 I have authorised the development described in Schedule 1 hereto, pursuant to Regulation 3 of the Town and Country Planning General Regulations 1992, subject to the conditions set out in Schedule 2 hereto.

SCHEDULE 1

Single storey extension to the reception area at the front of the school. Sandown Primary School, The Ridge, Hastings, TN34 2AA. (Within land edged red on applicants plan no. Location Plan Rev A)

SCHEDULE 2

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

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

2. The development hereby permitted shall be carried out in accordance with the plans listed in the Schedule of Approved Plans.

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

3. Should contaminated or odorous waste materials be uncovered during any parts of the work, a detailed site investigation and assessment shall take place to identify the extent of any contamination. Thereafter, a method statement shall be submitted forthwith for the written approval of the Director of Communities, Economy and Transport of the measures to be taken to avoid risk when any works recommence. Any further works at the site shall take place strictly in accordance with the approved method statement.

Reason: To avoid any risk if contamination is found from the former landfill site, and to comply with Policy DM5 of the Hastings Development Management Plan 2015.

SCHEDULE OF APPROVED PLANS

001 Sandown Existing Floor Plans, 002 Sandown Existing Elevations, 003 Sandown Proposed Floor Plans, 004 Sandown Proposed Elevations, 005 Sandown Proposed Internal Door Schedule, 006 Sandown Demolition Plan, 007 Proposed Bg Services Plan And Details, Design And Access Statement Reva 15122020, 008 Sandown Proposed Site Block Plan Reva, 009 Sandown Location Plan Rev A

The policies relevant to this Decision are:-

The Hastings Planning Strategy 2014: Policy SC1 (Overall Strategy for Managing Change in a Sustainable Way).

The Hastings Development Management Plan 2015: Policies DM1 (Design Principles), DM3 (General Amenity) and DM5 (Ground Conditions).

National Planning Policy Framework (NPPF) February 2019: Under Part 8, paragraph 94 of the NPPF advises Local Planning Authorities to give great weight to the need to alter and expand Schools.

Policy Statement on Planning for Schools Development 2011: The National Policy Statement encourages a positive and collaborative approach to planning applications for state-funded schools, with a presumption in favour of the development of such schools. The policy statement indicates that the Secretary of State will be minded to consider refusal of any application for state-funded schools to be unreasonable conduct, unless it is supported by clear and cogent evidence.

For Note

In determining this planning application, the County Council has worked with the applicant and agent in a positive and proactive manner. The Council has also sought views from consultees and neighbours and has considered these in preparing the recommendation. This approach has been taken positively and proactively in accordance with the requirement in the NPPF, and as set out in the Town and Country Planning (Development Management Procedure) (England) Order 2015.

**Signed:** *Sarah Iles*

Sarah Iles

Team Manager Planning Policy & Development Management

**Date** 10 February 2021

**All enquiries should be addressed to:**

Director of Communities Economy and Transport

Communities Economy and Transport Department,

County Hall, St Anne's Crescent,

Lewes, East Sussex, BN7 1UE.

Copies to: S Hambrook – Property & Capital Investment, Business Services

 Mrs L Fletcher, Hastings Borough Council for Statutory Planning Register