

ARUN DISTRICT COUNCIL

CARAVAN SITES AND CONTROL OF DEVELOPMENT ACT, 1960

LICENCE AUTHORISING LAND TO BE USED AS A
CARAVAN SITE

No. of licence.. **ADC/ARU/282/84**.....

The Council, in pursuance of the powers conferred upon them by Sections 3 and 5 of the Caravan Sites and Control of Development Act, 1960,

hereby License¹ **Mr. Reginald Hewitt**
of **No.1 Maynards Lodge, Crossbush, Arundel, W.Sussex**
to allow the land situate at² **Maynards Caravan Site, Crossbush**
to be used as a caravan site subject to the following conditions, that is to say,³

See attached conditions.

This Licence is Permanent

Dated this **18th** day of **October**
one thousand nine hundred and **84**.

~~Health and Housing Department,
xxxxxx Road,
Littlehampton, Sussex BN17 6BN~~

Health Dept
3, Maltravers Rd
Littlehampton
W. Sussex

(Signed)



~~Health and Housing Officer~~
Chief Environmental Health Officer.

For notes as to penalties, appeals, transfers of licence etc., see overleaf.

1. Insert full name and address of licensee. 2. Describe the land. 3. Insert conditions attached to the licence.

NOTES

Attention is drawn to the following extracts from Part I of the Caravan Sites and Control of Development Act, 1960. The Act may be obtained from Her Majesty's Stationery Office and should be consulted if further information is required.

Appeal to magistrates' court against conditions attached to site licence

7.—(1) Any person aggrieved by any condition (other than the condition referred to in subsection (3) of section five of this Act)* subject to which a site licence has been issued to him in respect of any land may, within twenty-eight days of the date on which the licence was so issued, appeal to a magistrates' court acting for the petty sessions area in which the land is situated; and the court, if satisfied (having regard amongst other things to any standards which may have been specified by the Minister under subsection (6) of the said section five) that the condition is unduly burdensome, may vary or cancel the condition.

Power of local authority to alter conditions attached to site licences

8.—(1) The conditions attached to a site licence may be altered at any time (whether by the variation or cancellation of existing conditions, or by the addition of new conditions, or by a combination of any such methods) by the local authority, but before exercising their powers under this subsection the local authority shall afford to the holder of the licence an opportunity of making representations.

(2) Where the holder of a site licence is aggrieved by any alteration of the conditions attached thereto or by the refusal of the local authority of an application by him for the alteration of those conditions, he may, within twenty-eight days of the date on which written notification of the alteration or refusal is received by him, appeal to a magistrates' court acting for the petty sessions area in which the land to which the site licence relates is situated; and the court may, if they allow the appeal, give to the local authority such directions as may be necessary to give effect to their decision.

(3) The alteration by a local authority of the conditions attached to any site licence shall not have effect until written notification thereof has been received by the holder of the licence, and in so far as any such alteration imposes a requirement on the holder of the licence to carry out on the land to which the licence relates any works which he would not otherwise be required to carry out, the alteration shall not have effect during the period within which the said holder is entitled by virtue of the last foregoing subsection to appeal against the alteration nor, thereafter, whilst an appeal against the alteration is pending.

Provisions as to breaches of condition

9.—(1) If an occupier of land fails to comply with any condition for the time being attached to a site licence held by him in respect of the land, he shall be guilty of an offence and liable on summary conviction, in the case of the first offence to a fine not exceeding one hundred pounds, and, in the case of a second or subsequent offence, to a fine not exceeding two hundred and fifty pounds.

(3) Where an occupier of land fails within the time specified in a condition attached to a site licence held by him to complete to the satisfaction of the local authority in whose area the land is situated any works required by the condition to be so completed, the local authority may carry out those works, and may recover as a simple contract debt in any court of competent jurisdiction from that person any expenses reasonably incurred by them in that behalf.

Transfer of site licences and transmission on death, etc.

10.—(1) When the holder of a site licence in respect of any land ceases to be the occupier of the land, he may, with the consent of the local authority in whose area the land is situated, transfer the licence to the person who then becomes the occupier of the land.

(2) Where a local authority give their consent to the transfer of a site licence, they shall endorse on the licence the name of the person to whom it is to be transferred and the date agreed between the parties to the transfer as the date on which that person is, for the purposes of this Part of this Act, to be treated as having become the holder of the licence.

(4) Where any person becomes, by operation of law, entitled to an estate or interest in land in respect of which a site licence is in force and is, by virtue of his holding that estate or interest, the occupier of the land within the meaning of this Part of this Act he shall, for the purposes of this Part of this Act, be treated as having become the holder of the licence on the day on which he became the occupier of the land, and the local authority in whose area the land is situated shall, if an application in that behalf is made to them, endorse his name and the said date on the licence.

Duty of licence holder to surrender licence for alteration

11.—(1) A local authority who have issued a site licence may at any time require the holder to deliver it up so as to enable them to enter in it any alteration of the conditions or other terms of the licence made in pursuance of the provisions of this Part of this Act.

(2) If the holder of a site licence fails without reasonable excuse to comply with a requirement duly made under this section he shall be liable on summary conviction to a fine not exceeding ten pounds.

Power of entry of officers of local authorities

26.—(1) Subject to the provisions of this section, any authorised officer of a local authority shall, on producing, if so required, some duly authenticated document showing his authority, have a right at all reasonable hours to enter any land which is used as a caravan site or in respect of which an application for a site licence has been made—

- (a) for the purpose of enabling the local authority to determine what conditions should be attached to a site licence or whether conditions attached to a site licence should be altered;
- (b) for the purpose of ascertaining whether there is, or has been, on or in connection with the land any contravention of the provisions of this Part of this Act;
- (c) for the purpose of ascertaining whether or not circumstances exist which would authorise the local authority to take any action, or execute any work, under this Part of this Act;
- (d) for the purpose of taking any action, or executing any work, authorised by this Part of this Act to be taken or executed by the local authority:

Provided that admission to any land shall not be demanded as of right unless twenty-four hours' notice of the intended entry has been given to the occupier.

*i.e. a condition requiring a copy of this licence to be displayed on the land in some conspicuous place.

TRANSFER OF LICENCE

In pursuance of their powers under Section 10 of the Caravan Sites and Control of Development Act, 1960, the Council hereby consent to the transfer of this licence to
of
such transfer to take effect on and from the day of 19.....

(Signed)

Date

Official designation

ARUN DISTRICT COUNCIL

STANDARDS FOR TOURING CARAVAN AND TENTED SITES

The following have been adopted by the Council as standards which are normally to be expected, as a matter of good practice, on sites used wholly or predominantly by touring caravans and tents which are not placed permanently on sites throughout the year or holiday season. Authority has been delegated to the Chief Environmental Health Officer to relax or dispense with any of the standards in the light of individual site peculiarities.

DENSITY

1. 4046m² Site density should not exceed 75 units (caravans or motor caravans) per hectare (30 units per acre) calculated on the basis of the useable area rather than the total site area (i.e. excluding crags, lakes, roads, communal services etc.) provided that, where tent camping is also permitted, the maximum number of units stationed on the site at any one time should be reduced by the number of pitches occupied by main tents stationed for human habitation.
2. Where the number of units on the site is to be limited by condition, it may be appropriate to prescribe maxima by reference to specified periods so as to permit up to 10% more units during such peak holiday periods as may be agreed between the Council and the licence holder without the provision of additional facilities, provided that:-
 - (i) the provisions of paragraph 1 above are complied with; and
 - (ii) the standards relating to spacing, as set out in paragraphs 3-5 below, are complied with.

SPACING

3. Every unit should be not less than 6 metres from any other unit in separate family occupation and not less than 3 metres should be permitted between units in any circumstances.
4. Vehicles and other ancillary equipment should be permitted within the 6 metres space between units in separate family occupation but, in order to restrict the spread of fire, there should always be 3 metres clear space within the 6 metres separation.
5. Emergency vehicles should be able to secure access at all times to within 90 metres of any unit on the site.

DRINKING WATER SUPPLY AND WASTE WATER DISPOSAL

6. There should be an adequate supply of drinking water. Each pitch on a site should be no further than 90 metres from a water tap. At each tap there should be a soakaway or gully.
7. Waste water disposal points should be provided so that each pitch is no further than 90 metres from a waste water disposal point. The appropriate Water Authority should be consulted about the arrangements for disposal of water likely to be contaminated.

TOILETS: WCs AND CHEMICAL CLOSETS

8. The scale of provision should be 1 WC and 1 urinal for men and 2 WCs for women per 30 pitches and their location should be to the satisfaction of the Council. The pro rata scale can be reduced where sites have over 120 pitches (see also paragraph 9 below). Toilets may not be justified where sites have less than 10 pitches but on sites with between 10 and 30 pitches at least 1 WC and 1 urinal for men and 2 WCs for women should be provided.
9. Where the provision of WCs is not feasible or justified entry should be confined to units with their own toilets or chemical closets should be provided.

DISPOSAL POINT FOR CHEMICAL CLOSETS

10. Whether or not WCs are provided, a properly designed disposal point for the contents of chemical closets should be provided together with an adjacent adequate supply of water for cleansing containers. The method of disposal will need to be considered in the light of the particular circumstances and should be to the satisfaction of the Council and the appropriate Water Authority. Where appropriate, the water supply should be clearly labelled as non-potable.

WASHING POINTS

11. There should be a minimum of 4 wash basins supplied with water per 30 units; 2 each for men and women. They should be adjacent to the toilets.

HOT WATER: SHOWERS

12. Showers should not be obligatory on sites with less than 70 pitches. If showers are required, provision should be on the basis of 1 shower per 25 pitches and hot water should be available.

DISABLED PERSONS

13. Particular consideration should be given to the needs of the disabled in the provision made for water points, toilets, washing points and showers.

ELECTRICAL INSTALLATIONS

14. Where there is an electrical installation other than Electricity Board works and circuits subject to Regulations under Section 60 of the Electricity Act 1947, it should be installed to the requirements of the Institution of Electrical Engineers' Regulations for Electrical Installations (the IEE Wiring Regulations) for the time being in force and, where appropriate, to the standard acceptable for the Electricity (Overhead Lines) Regulations 1970, SI 1970 No. 1355. Any installation should be maintained in such a way as to prevent danger as far as reasonably practicable and should be periodically inspected and tested by a competent person in accordance with the IEE Wiring Regulations.

REFUSE DISPOSAL

15. Adequate provision should be made for the storage, collection and disposal of refuse. (It is expected that site operators should normally be able to meet their responsibilities by making arrangements with the local authority.)

FIRE PRECAUTIONS

16. No unit should be further than 90 metres from a fire point. At each fire point there should be two water (gas expelled) extinguishers each of 10 litres capacity and complying with British Standard 5423:1980, together with a means of raising the alarm in the event of fire (e.g. a manually operated sounder, gong or hand operated siren). All fire fighting equipment susceptible to damage by frost should be suitably protected.
17. Wherever there is a likelihood of fire spreading due to vegetation catching fire, suitable beaters, of the type used by the Forestry Commission, should also be provided at each fire point.
18. The fire points should be clearly marked and easily accessible. All fire-fighting equipment should be maintained in working order and kept available for use and for inspection by the licensing authority.
19. Each fire point should exhibit a conspicuous notice indicating the action to be taken in case of fire and the location of the nearest telephone. The notice should include the following:-

On discovering fire

1. Raise the alarm
2. Ensure the affected unit is evacuated
3. Call the Fire Brigade (the nearest telephone is sited)
4. If practicable, attack the fire using the fire-fighting equipment provided.

LIQUEFIED PETROLEUM GAS

20. Arrangements for the storage of Liquefied Petroleum Gas (LPG) on the site should be in accordance with the current national Code of Practice and regulations.

SITE NOTICES

21. A sign indicating the name of the site should be displayed at the site entrance.
22. Notices should be displayed prominently on the site indicating the action to be taken in the event of an emergency and show where the Police, Fire Brigade, Ambulance and local Doctors can be contacted, and the location of the nearest public telephone. Where practicable a telephone should be provided on the site and the full address of the site should be displayed near the telephone.
23. At sites subject to flood risk, warning notices should be displayed giving advice about the operation of the flood warning system.

24. At sites with overhead electric lines, warning notices should be displayed on the supports for the lines and at the site entrance. Where appropriate, these should warn against the danger of contact between the lines and the masts of yachts or dinghies.
25. A copy of the Site Licence with its Conditions should be displayed prominently on the site.

December 1984