Adur District Council

Development Management

Mr Shaun Morphew
Morphew Designs Ltd
Walnut Tree Cottage
Tanyard Lane
Chelwood Gate
East Sussex
RH17 7LX

PLANNING REFUSAL

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)(ENGLAND) ORDER 2010

APPLICATION NUMBER: AWDM/0872/15

Details of Development
LOFT CONVERSION WITH TWO DORMERS TO SOUTH ELEVATION

Location of Development
11 OVERHILL SOUTHWICK BRIGHTON WEST SUSSEX BN42 4WL

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they REFUSE to permit the above development, in accordance with the application and relevant correspondence registered on 12th June 2015.

The reasons for the Council's decision to refuse to permit the development are stated on the schedule overleaf.

G Peck

Gary Peck
Planning Services Manager
04/08/2015

PTO

Adur District Council
Adur District Council, Development Management, Economy Directorate,
Portland House, 44 Richmond Road, Worthing, West Sussex, BN11 1HS
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Ref: AWDM/0872/15

SCHEDULE

Reasons for Refusal

01. The proposed dormers, by reason of their siting and design, would be prominent and incongruous features, out of character with the street scene of Downland Avenue and Overhill. They would therefore fail to comply with saved policies AG1 and AH7 of the Adur District Local Plan and the policies of the National Planning Policy Framework.

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and determining the application within a timely manner, clearly setting out the reason(s) for refusal, allowing the Applicant the opportunity to consider the harm caused and whether or not it can be remedied by a revision to the proposal. The Local Planning Authority is willing to meet with the Applicant to discuss the best course of action and is also willing to provide pre-application advice in respect of any future application for a revised development.

02. For avoidance of doubt this refusal relates to the following drawings/plans received 12 June 2015:-

    Page 1 Location Plan
    Page 2 Block Plan
    Page 5 Proposed Layout
    Page 6 Proposed Elevations