ADUR
DISTRICT COUNCIL

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Development Control

PLANNING PERMISSION

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

**APPLICATION NUMBER:
ADC/0399/10**

RJA Planning And Building Consultants Ltd
16 Greenacres
Shoreham-by-Sea
West Sussex
BN43 5WY

Details of Development
FIRST-FLOOR SIDE EXTENSION TO FORM ANNEX

Location of Development
2 ROSSLYN ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 6WP

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they PERMIT the above development, in accordance with the application and relevant correspondence registered on 18th October 2010.

This is for reasons stated on the schedule overleaf and subject to compliance with the conditions specified thereon.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

09/12/2010

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the policies of the Adur District Local Plan (AG1, AH7).

Conditions

01. The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

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

02. The accommodation hereby permitted shall be occupied solely for purposes ancillary to the occupation and enjoyment of the property as a whole (as it exists at the date of this permission) as a single dwellinghouse and shall not be used as a separate dwelling.

    Reason: *In the interests of residential amenity having regard to saved policies AH2 and AH7 of the Adur District Local Plan.*

03. The external materials and finishes of the development hereby permitted shall, prior to commencement of use of the additional floorspace thereby created, be completed to match in design, colour and texture those of the existing building unless otherwise approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and to comply with saved policy AH2 of the Adur District Local Plan.*

04. This permission relates to the following approved plans date stamped received 18 October 2010:-

    10334-Loc (Location and Block Plans), 10334-01 Rev A (Proposed Floor Plans & Elevations)

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