Adur District Council

Planning, Regeneration and Wellbeing

Mr Patrick Rego
3 Katherine Way
Seaford
East Sussex
BN25 2UZ

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0126/12

Details of Development
FIRST FLOOR EXTENSION OVER PART OF EXISTING GROUND FLOOR EXTENSION AT REAR

Location of Development
38 FIRCROFT AVENUE LANCING WEST SUSSEX BN15 0NW

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 31st January 2012.

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
02/03/2012

PTO

ADUR DISTRICT COUNCIL
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Ref: AWDM/0126/12

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 external walls and roof of the extension and alterations hereby permitted shall, prior to commencement of use of the extension, be completed to match those of the existing building.

    Reason: *In the interests of visual amenity and to comply with saved policy AH7 of the Adur District Local Plan.*

03. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 1995 as amended (or any Order revoking and re-enacting that Order with or without modification), no windows or other openings shall be formed in the east and west side walls of the extension.

    Reason: *To prevent overlooking and to comply with saved policy AH7 of the Adur District Local Plan.*

04. This permission relates to the following approved plans date stamped received 31 January 2012:-

    Drawing Nos. 2017-001 (Site Location and Block Plans), 2017-101 (Proposed Floor Plans and Elevations)

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