ADUR
DISTRICT COUNCIL

Civic Centre, Ham Road,
Shoreham-by-Sea, West Sussex,
BN43 6PR

Tel: (01273) 263222
Fax: (01273) 263203
www.adur.gov.uk
DX 59765 Shoreham-by-Sea
e-mail: developmentcontrol@adur.gov.uk

Development Control

PLANNING REFUSAL

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

APPLICATION NUMBER: ADC/0560/08

Mr Thomas Davies
Heyler Design
1 The Old Flour Mill
Queen Street
Emsworth
Hampshire
PO10 7BT

Details of Development
SINGLE-STOREY OFFICE BUILDING WITH STORE IN ROOFSPACE (ATTACHING TO SIDES OF NO'S. 57 AND 61) ON DISUSED ACCESSWAY

Location of Development
59 PENHILL ROAD LANCING WEST SUSSEX BN15 8HB

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 January 2009.

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

Your copy of the application, determined as above, is returned herewith for your records.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

Dated this 6th day of March 2009

SCHEDULE

Reasons for Refusal

01. The proposed office building would be detrimental to the streetscene by reason of its excessively cramped appearance and by reason of its design which would appear incongruous with the neighbouring buildings to which it would be attached, contrary to policies AE15 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.

02. The proposal does not include adequate provision on the site for the parking of vehicles associated with the proposed use and it would generate a volume of traffic and activity which would be detrimental to the residential amenities and quiet enjoyment of existing properties in the locality contrary to policies DEV5 of the West Sussex Structure Plan and AE15 of the Adur District Local Plan.