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/0152/10**

Mel Humphrey
39 Northease Drive
Hove
East Sussex
BN3 8PQ

Details of Development
**SINGLE-STOREY REAR EXTENSION AND FRONT GABLE END (REAR DORMER CONSTRUCTED UNDER 'PERMITTED DEVELOPMENT')**

Location of Development
**95 FIRST AVENUE LANCING WEST SUSSEX BN15 0ET**

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 28th April 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

21/06/2010

**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 materials and finishes of the external walls and roof of the extensions and alterations hereby permitted shall, prior to commencement of use of the extensions, be completed to match in colour and texture those of the existing building.

    **Reason**: *In the interests of visual amenity and to comply with 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 south wall of the extension without the prior permission of the Local Planning Authority on an application in that behalf.

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

04. The development hereby permitted shall be carried out in accordance with the following approved amended plans:

    Elevations, plans and 1:500 block plan date stamped received 08.06.10.

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