Adur District Council

Planning, Regeneration and Wellbeing

Mr Rodney Way
87 Overhill
Southwick
Brighton
West Sussex
BN42 4WH

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0063/14

Details of Development
CONVERSION OF GARAGE TO WORKSHOP/STORAGE AREA

Location of Development
87 OVERHILL SOUTHWICK BRIGHTON WEST SUSSEX BN42 4WH

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 January 2014.

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
25/03/2014

PTO

ADUR DISTRICT COUNCIL
Adur District Council, Planning Services, Portland House,
Richmond Road, Worthing, West Sussex, BN11 1LF
Tel: (01903) 221065 Fax: (01903) 221072
Minicom: (01903) 204500 DX: 142965 Worthing 10
web: www.adur.gov.uk

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 Adur District Local Plan (AG1, AH7) or the National Planning Policy Framework.

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 garage and storage accommodation hereby permitted shall be used solely for purposes ancillary to the occupation and enjoyment of the property as a dwelling (as it exists at the date of this permission).

    Reason: *In the interests of residential amenity having regard to policy AH7 of the Adur District Local Plan.*

03. The development shall be carried out in accordance with the following approved plans:-

    Drawing Nos. M20 Rev A, M23 Rev A, location plan and site plan received 28.01.2014.

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

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.