Adur District Council

Planning, Regeneration and Wellbeing

Mr Steven Barrett
52 Freshbrook Road
Lancing
West Sussex
BN15 8DA

PLANNING REFUSAL

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

APPLICATION NUMBER: AWDM/1293/13

Details of Development
1.8 METRE HIGH CLOSE BOARDED FENCE AND 1.5 METRE HIGH METAL GATES ON FRONT AND PART SIDE BOUNDARY (PART RETROSPECTIVE).

Location of Development
GALLEONS REACH THE STREET SHOREHAM-BY-SEA WEST SUSSEX BN43 5NJ

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 24th October 2013.

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

James Appleton
Executive Head of Planning, Regeneration and Wellbeing
11/12/2013

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

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SCHEDULE

Reasons for Refusal

01. The fence and proposed gates, by reason of their stark appearance and prominent position, detract from the semi-rural and open character of the street to the detriment of the visual amenities of the locality. The proposal is therefore contrary to saved policies AG1 and AH7 of the Adur District Local Plan and the policies of the National Planning Policy Framework.

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and determining the application within a timely manner, clearly setting out the reason(s) for refusal, allowing the Applicant the opportunity to consider the harm caused and whether or not it can be remedied by a revision to the proposal.