horsfield
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Clifton Hill, Brighton, East Sussex BN1 3HQ T 01273 357895 E info@surveymyhouse.net W www.surveymyhouse.net

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. Ad0307/67
DATE RECEIVED 3 0 MAY 2007

Planning and Development Services
Adur District Council
Civic Centre
Ham Road
Shoreham

10th May 2007

Dear Sirs

RE; 17 St. Richards Road Portslade, Rear Extension.

Please find enclosed four copies of a Planning Application for the proposed works at the above address along with a cheque for £135.00.

The Design and Access details are as follows:

Use – The rear single storey extension will open up the kitchen and form a living space with folding sliding doors to allow access onto the patio.

Amount of development – As per the enclosed drawings, the development will comprise the provision of a single storey rear extension.

The proposed development is proportionate to the property as a whole, and will not present any obstruction with regards to neighbouring properties views and the like. The height and footprint of the extension is of similar proportions to the extensions on several other properties in the street.

Layout – As discussed under the "Use" sub-heading, the new space gained from the rear extension will be set out to form a reasonably sized living space which has folding sliding doors leading onto the garden.

Scale – The approximate external area of the proposed single storey rear extension is 3.6m wide x 4.1m deep. The majority of the properties situated along the road have similar proportion extensions.

On this basis, the proposed extensions would be in-keeping with the aesthetic nature of its surrounding properties. The size of the extensions is approximately 20% of the footprint of the house.

Landscaping – Not applicable.

Appearance – The rear extension will be a modern timber clad structure with a flat roof. Aluminium bi-folding doors will provide access into the garden.

Access – Access to the new rear extension will be via the dinning room. The new extension will also be accessible from the garden.

The design of the extension is very contemporary. The use of modern materials will complement the existing buildings and enhance the rear of the property for the users.

We have attached a photo showing a similar extension to a terraced property.

I trust that the above meets with your requirements, however if you do have any queries, please do not hesitate in contacting me.

Yours faithfully



Leo Horsfield BSc (Hons) MCIOB TechRICS
Chartered Construction Consultant
On behalf of Leo Horsfield Surveying Ltd

Form Ref. No. 382482

ADUR DISTRICT COUNCIL

Town and Country Planning Act 1990
Householder Planning Application

Use this form to apply for planning permission to extend or alter your house or flat, to build a garage or other structure on your property or to create access for a vehicle onto a classified road (please read note 9).

Please read the notes before you fill in this form.

1 Please give the address of the property to be altered or extended

17 St Richards Road
Portslade

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. Adc/307/07
DATE RECEIVED 30 MAY 2007

2 Type of property

Terraced House

3 Please describe the development you are applying for.

Rear single storey extension

4 Applicant (in block capitals)

Name
Mr
Shingfield

Address
17 St Richards Road
Porstlade

Telephone

Fax

Email

Agent (if any)

Full Name
Leo Horsfield Surveying Ltd

Address
9 Clifton Hill
BRIGHTON
BN1 3HQ

Telephone
01273 386775

Fax

Email
info@arci-build.co.uk

5 Please enclose four copies of this form and four sets of plans.
Please number your plans and write the numbers and scales against the titles here.

	Plan Number	Scale
Location Plan	H07-013-1	
Block Plan	H07-013-2	
Floor Plan	H07-013-3	
Elevations	H07-013-4	
Other		

6 Will the development involve cutting down any trees? No
If "Yes", please show these clearly on the block plan.

7 Will the development (including any new or altered access) affect a public footpath or any other public right of way? No

8 **Does this application require a fee?** Yes
(See note 3)

If "No", please choose the option that applies
(See note 3)

If "Yes", please state the fee enclosed £ 135.00
(See note 4)

Signature: [redacted] **Date:** 10/5/07

Please print your name: MR SHINGFIELD

Certificate under Article 7 of the Town and Country Planning (General Development Procedure) Order 1995

If anyone else owns the land or part of it, you must fill in Certificate B, which you can get from the Planning Section. You must also tell the owner of the land about this application by serving a notice on them. If you own all of the land, you must fill in Certificate A below.

Certificate A

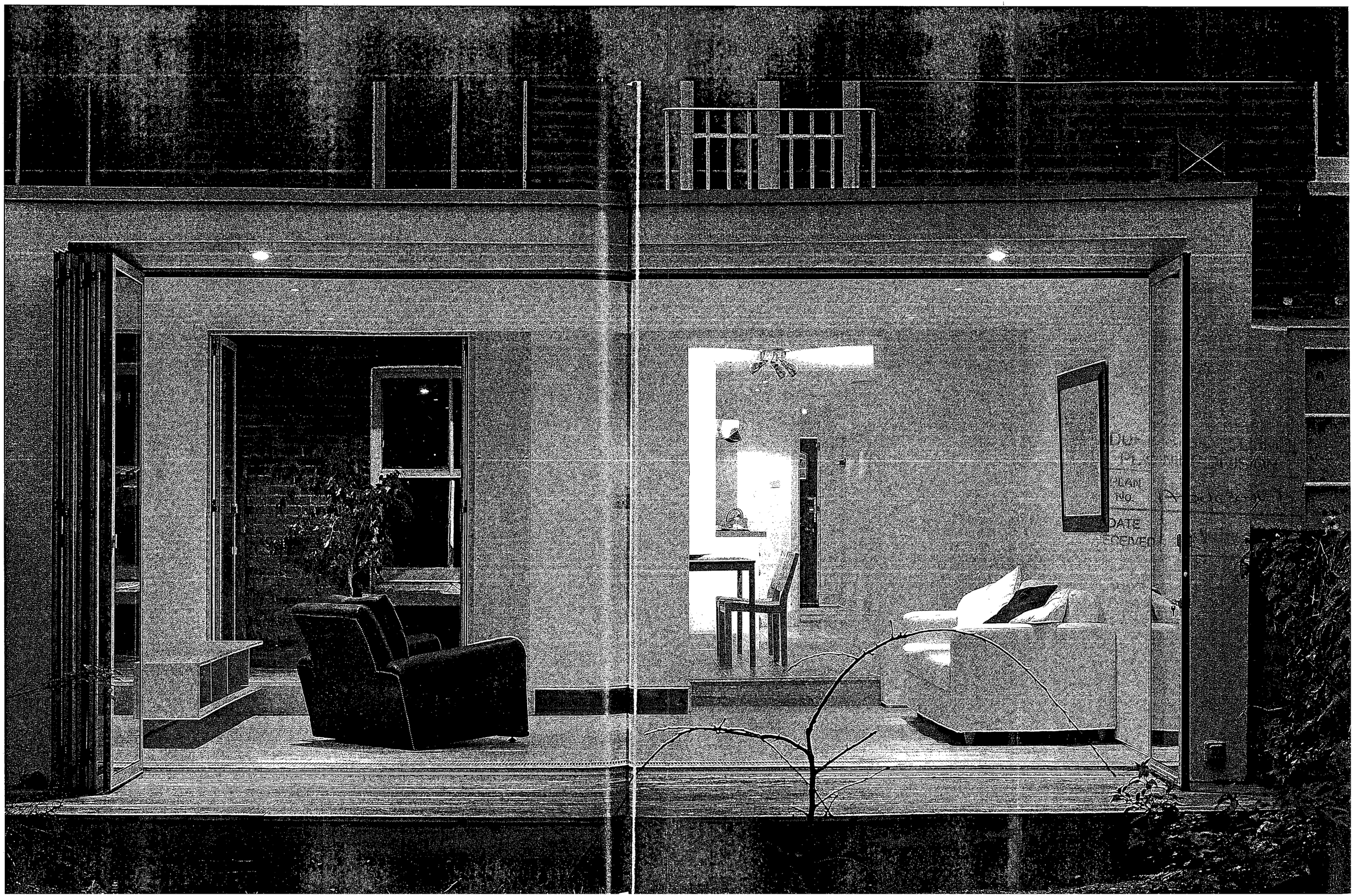
I confirm that:

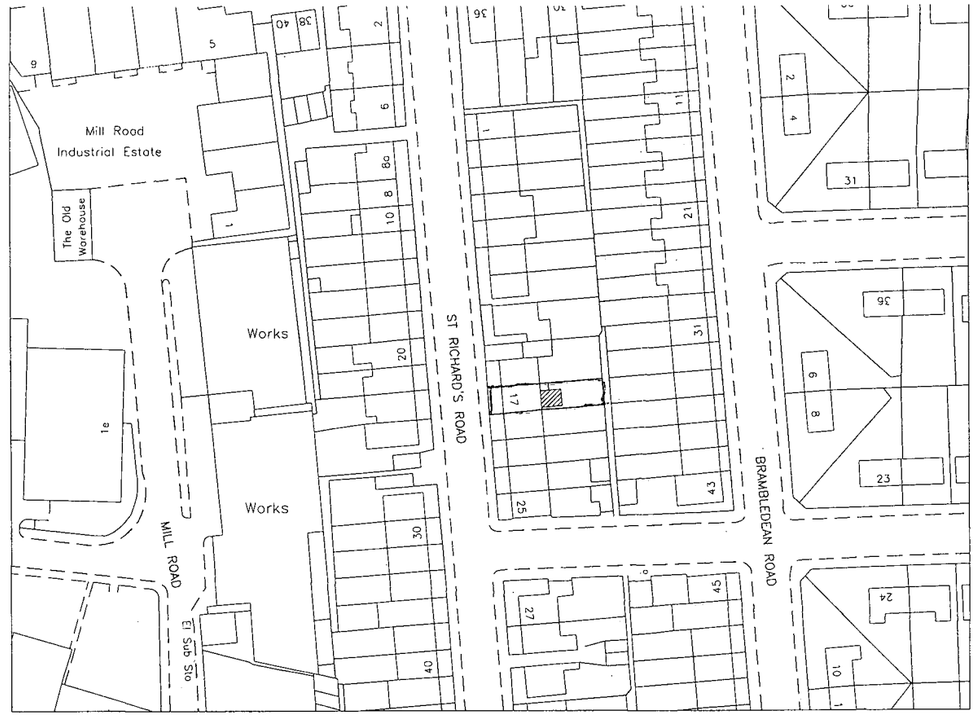
- Nobody except the applicant was an owner of any part of the land involved at the beginning of the period of 21 days before the date of this application; and

- none of the land this application relates to is an agricultural holding or part of an agricultural holding.

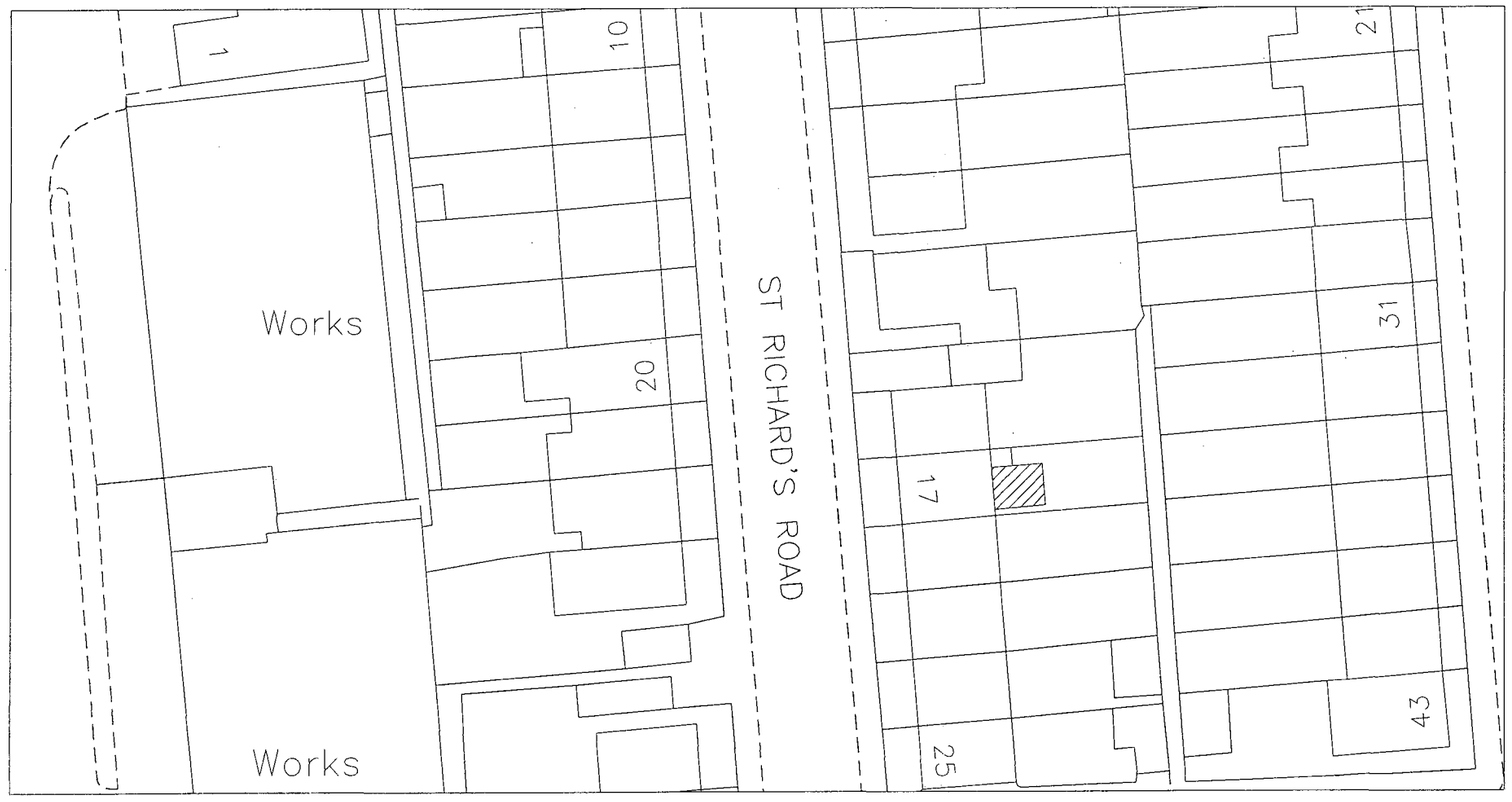
Signature: [redacted] **Date:** 10/5/07.

Please print your name: MR SHINGFIELD





LOCATION PLAN (1:1250)



BLOCK PLAN (1:500)

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. ADC/0307/07
DATE RECEIVED 30 MAY 2007

Client Mr ADAM SHINGFIELD

Project St RICHARDS ROAD
Portslade

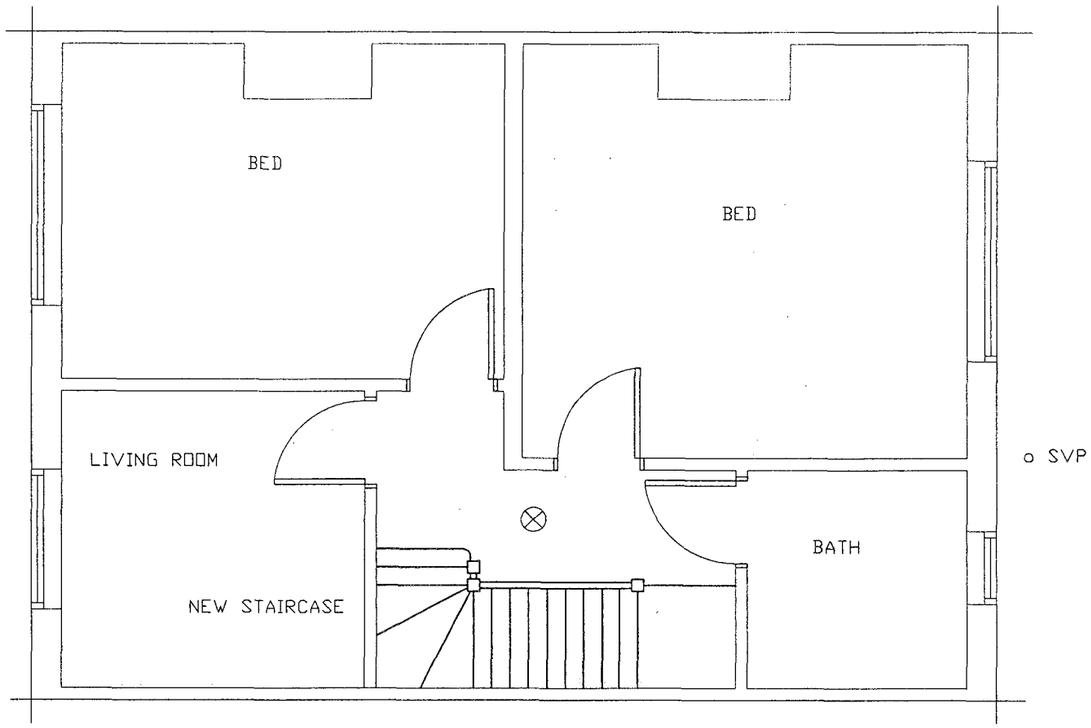
Title LOCATION AND BLOCK PLAN

Scale 1:500 ET 1:1250 @A3

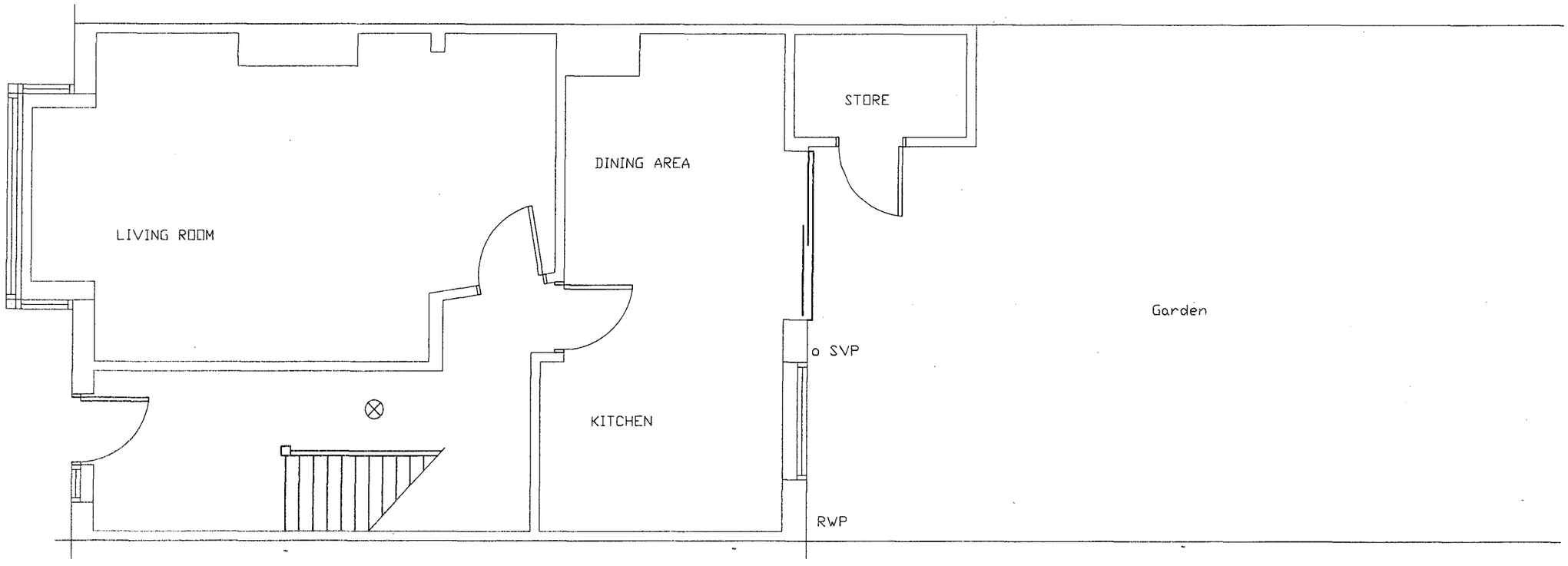
Date APRIL 2007

Drawn LH

Drg No H07-013



EXISTING FIRST FLOOR PLAN



EXISTING GROUND FLOOR PLAN

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A0630767
DATE RECEIVED 3 0 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARDS ROAD
Brighton

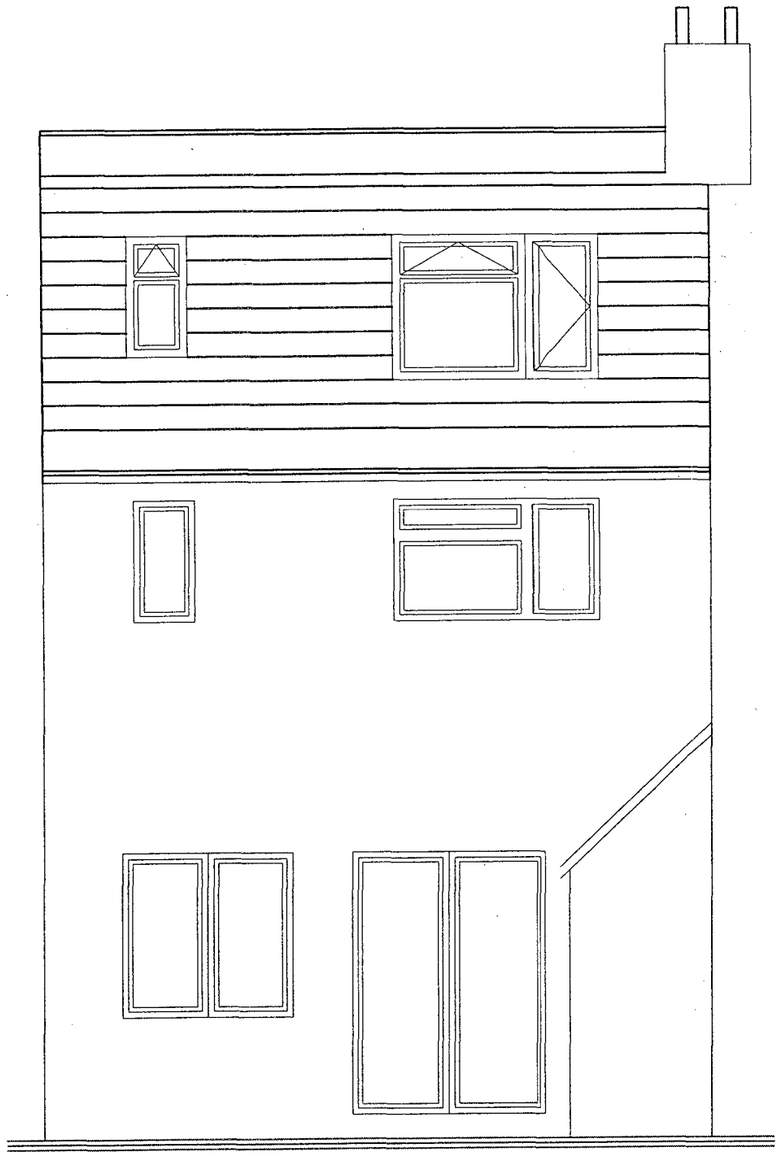
Title EXISTING GROUND FLOOR
EXISTING FIRST FLOOR

Scale 1:50 @A3

Date APRIL 2007

Drawn LH

Drg No H07-013/2



EXISTING REAR ELEVATION

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN NO. A/c/0307/07
DATE RECEIVED 30 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARS ROAD
Brighton

Title EXISTING REAR ELEVATION

Scale 1:50 @A3

Date APRIL 2007

Drawn LH

Drg No H07-013/3



EXISTING SIDE ELEVATION

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/0630/67
DATE RECEIVED 30 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARD ROAD
Brighton

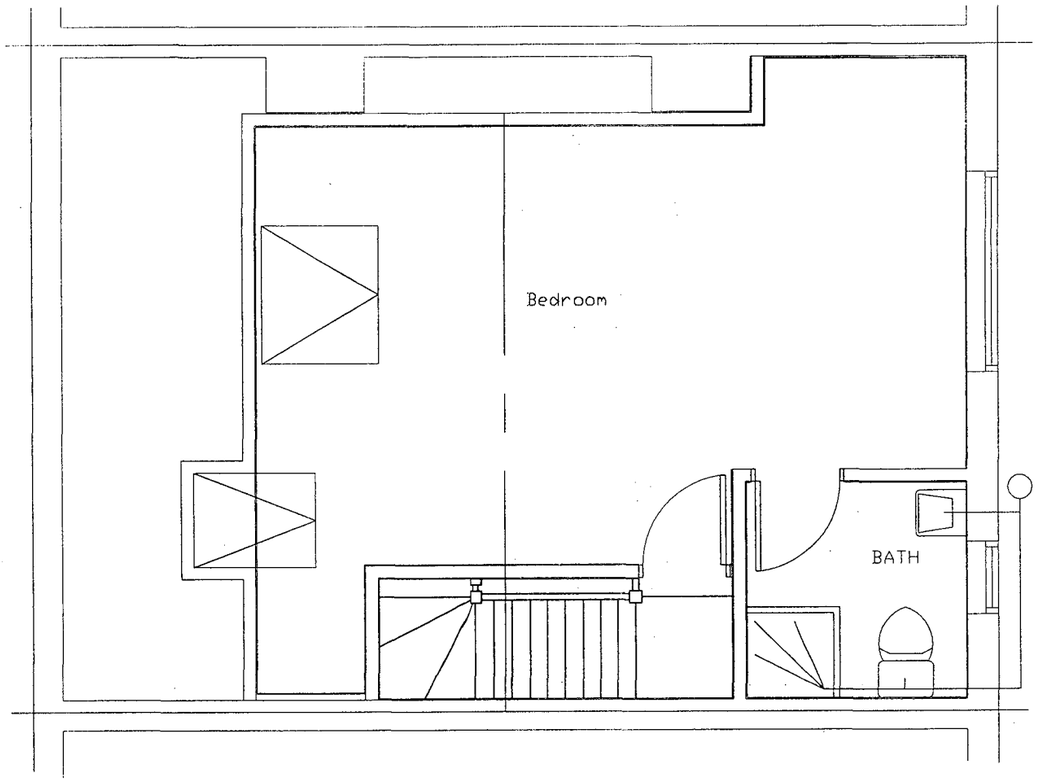
Title EXISTING SIDE ELEVATION

Scale 1:50 @A3

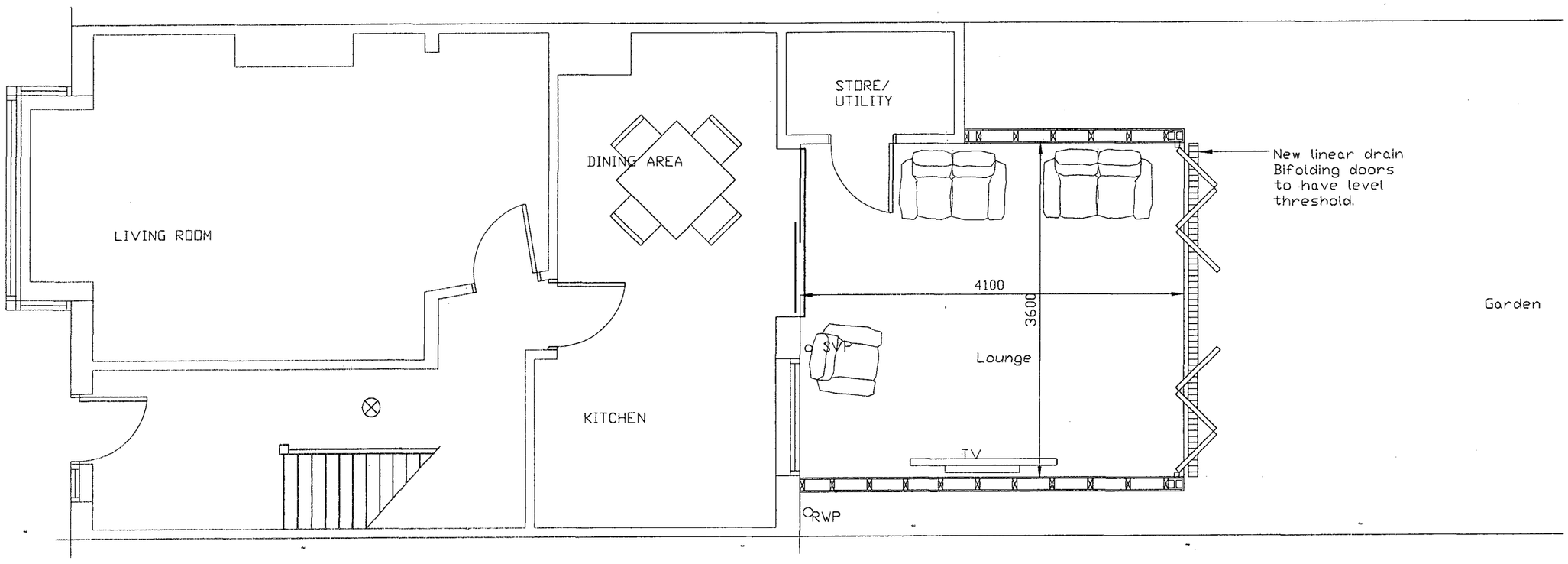
Date APRIL 2007

Drawn LH

Drg No H07-013 /4



PROPOSED SECOND FLOOR



PROPOSED GROUND FLOOR PLAN

ADUR DISTRICT COUNCIL
PLANNING DIVISION
LAN
No. A/0630/07
DATE
EIVED 30 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARDS ROAD
Brighton

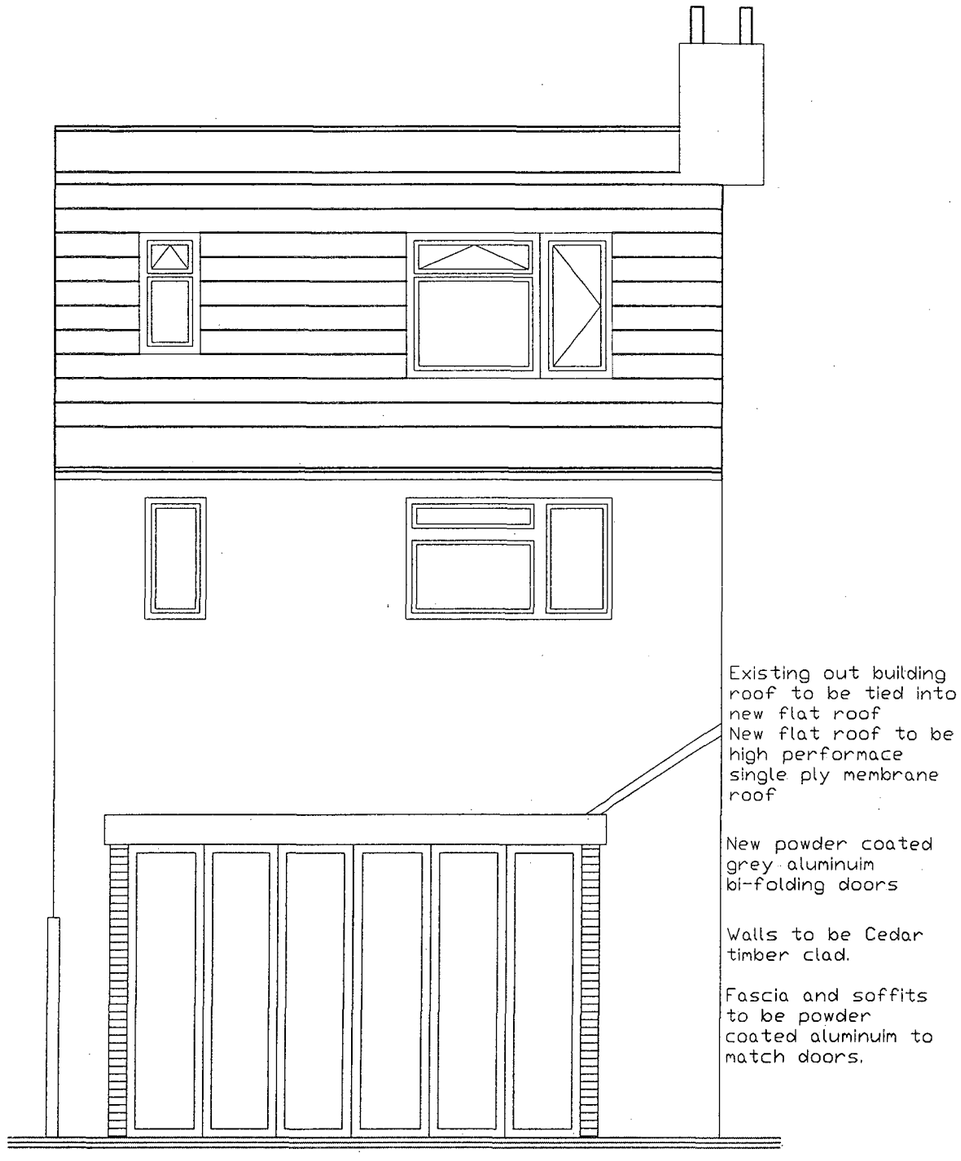
Title PROPOSED GROUND FLOOR
PROPOSED SECOND FLOOR

Scale 1:50 @A3

Date APRIL 2007

Drawn LH

Drg No H07-013/5



Existing out building roof to be tied into new flat roof
New flat roof to be high performace single ply membrane roof

New powder coated grey aluminuim bi-folding doors

Walls to be Cedar timber clad.

Fascia and soffits to be powder coated aluminuim to match doors.

PROPOSED REAR ELEVATION

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. AD0307/07
DATE RECEIVED 30 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARS ROAD
Brighton

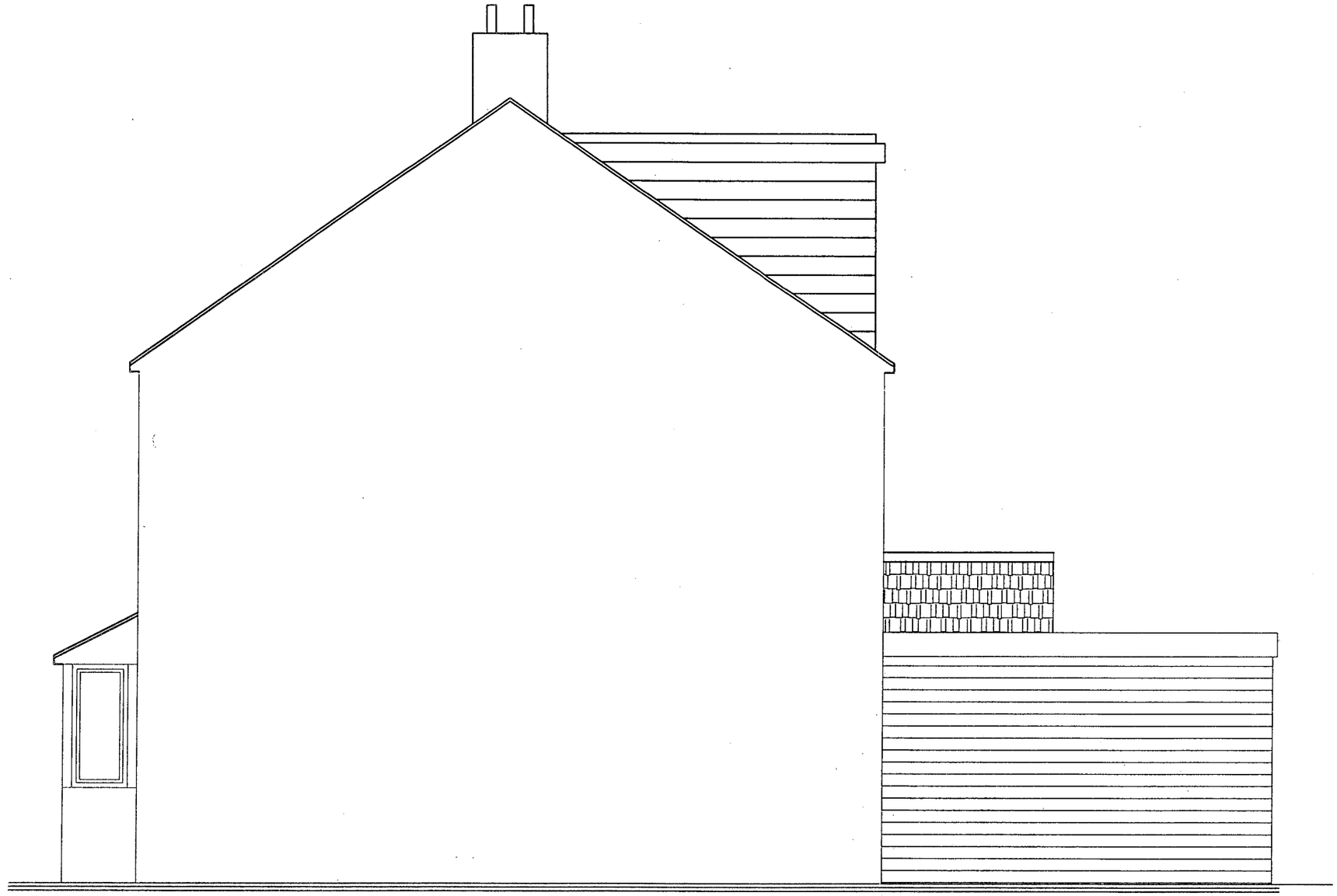
Title PROPOSED REAR ELEVATION

Scale 1:50 @A3

Date APRIL 2007

Drawn LH

Drg No H07-013 /6



PROPOSED SIDE ELEVATION

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/2160/07
DATE RECEIVED 30 MAY 2007

ARCI - BUILD
DESIGN & CONSTRUCTION
9 CLIFTON HILL, BRIGHTON
EAST SUSSEX BN1 3HQ
TELEPHONE 01273 386775
INFO@ARCI-BUILD.CO.UK
WWW.ARCI-BUILD.CO.UK

Client Mr ADAM SHINGFIELD

Project St RICHARD ROAD
Brighton

Title PROPOSED SIDE ELEVATION

Scale 1:50 @A3

Date APRIL 2007

Drawn LH

Drg No H07-013/7