WORTHING BOROUGH COUNCIL
29 JUN 2012
CASE 08-6-3

Certificate of Lawfulness

Side Dormers at 96 The Crescent Southwick

It is considered that the proposed side dormer to this property in connection with the loft conversion is considered to be lawful meeting all the limits and conditions of Class B of the Schedule Part 1 of the Town and Country Planning (General Permitted Development) (Amendment) (No 2) (England) Order 2008 for the following reasons:-

- The proposed volume allowance in this instance of 50m³ for a detached house has not been exceeded.
- The dormers are situated upon the side of the property and is not considered to be a principal elevation.
- The dormer is not higher than the highest part of the roof.
- All materials are similar in appearance to the existing dwelling.
- In this instance there are no verandas, balconies or raised platforms.
- In this instance the side facing window is glazed in obscured glass with its open able part at least 1.7m above floor level.
- The proposal is not situated within a designated area.
- The dormer is set back more than 200mm from the eaves level of the existing roof.
- The soil and vent would not exceed the highest part of the roof.

ADUR & WORTHING BUILDING SERVICES
AWDM/ 0847/12
DATE VALID 10 JUL 2012