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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/0081/08**

Mrs Margaret Joyce Wheeler
Hawthorn Cottage
20 The Street
Lancing
West Sussex
BN15 0PN

Details of Development
TIMBER-FRAMED SUMMERHOUSE AT REAR

Location of Development
HAWTHORN COTTAGE 20 THE STREET LANCING WEST SUSSEX BN15 0PN

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 12th February 2008.

This is for reasons stated on the attached schedule and subject to compliance with the conditions specified thereon.

Your copy of the application, determined as above, is returned herewith for your records.

Keith Morgan
Planning Services Manager

07/04/2008

SCHEDULE

Reasons for Granting Permission

01. The proposal would preserve the character of the listed building, its setting and any features of special architectural or historic interest which it possesses. It would preserve or enhance the character or appearance of the Conservation Area and would accord with the relevant policies of Adur District Local Plan (AB4, AB11) and the West Sussex Structure Plan 2001-16 (CH4, CH5).

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. No development shall be carried out unless and until a schedule of materials and finishes for the external walls, roof, paint colour and rooflights of the proposed summerhouse has been submitted and approved in writing by the Local Planning Authority.

Reason: *In the interests of amenity and to comply with policies AB4, AB11 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*

03. The glazing in the east side elevation of the dwelling shall at all times be of obscured glass.

Reason: *To prevent overlooking and to comply with policy AH2 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*