Worthing
BOROUGH COUNCIL

Awarded for excellence

Portland House
Richmond Road
Worthing BN11 1LF

APPLICATION NO. WB/08/0499/FULL

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT PROCEDURE ORDER 1995

Mr Wayne Gander, MBIAT
98 Durrington Lane
Worthing
West Sussex
BN13 2RQ

PROPOSAL: Construction of a single storey pitched roof side extension incorporating dormer window to rear elevation.

LOCATION : 158 Salvington Road Worthing

DATE REGISTERED 16th May 2008

APPLICANT : Mr W Blake

WORTHING BOROUGH COUNCIL, under the above Act and Order, gives you notice that its decision upon your application described above and in Drawing No. WT/SR/01 deposited on 16th May 2008, which accompanied the application, or as subsequently amended prior to consideration, is to

REFUSE PERMISSION for the reason(s) that:-

1. The proposed extensions would, by reason of their scale, form, design and siting, be unduly dominant and would relate poorly with the shape and appearance of the existing bungalow and would unbalance the present symmetry of the hipped roof, detracting from the intrinsic character and appearance of the pair of semi-detached dwellings to the detriment of visual amenity. As such the proposal is contrary to saved Policies BE1, H16 and H18 of the Worthing Local Plan 2003 and saved Policy DEV1 of the West Sussex Structure Plan 2001-2016.

Cont.....

Dated : 11th July 2008

Executive Head of Planning,
Regeneration and Wellbeing

Note: Your attention is drawn to the notes and advice overleaf.

2. The proposed roof extension would, by reason of the height and siting of the windows in close proximity to the rear elevation and garden of No. 1 Exmoor Drive, give rise to overlooking and loss of privacy for neighbouring occupiers, to the detriment of residential amenity. As such the proposal conflicts with saved Policies H16 and H18 of the Worthing Local Plan 2003 and saved Policy DEV1 of the West Sussex Structure Plan 2001-2016.

INFORMATIVES

This information is only intended as a summary of the reasons for refusal of planning permission. For further details on the decision please see the application report which is available from the Planning Reception at Portland House, Richmond Road, Worthing.