

1. Site address is 23A Grover Avenue, Lancing, Sussex. BN15 9RQ.
2. The existing site is a domestic garden for 23 Grover Avenue. BN15 9RQ.
3. The proposed house will be attached to the Clients own house to extend the terraced block.
4. A 1.8m high timber fence will be erected on the boundary line to separate the new House from the existing.
5. Once built, the new house at 23A will be sold as a separate unit with its own garden as per the Block Plan C1236 – 4A.
6. The materials for the new house will be in keeping with the existing house at 23.
7. The existing site is basically level and therefore access to the new house will be flat with a maximum 150mm step from the path into the house. An access ramp and handrail can be provided to both doorways, if the purchaser has those needs.
8. The Garden will be mainly lawn plus flower beds and a small vegetable patch. Footpaths will be available for access.
9. We have ample parking on the road outside, which all residents use as we do not have any yellow lines or parking restrictions.
10. Most people use cars, however we do have a local Bus Service.
11. We have a front door and rear door for means of escape. The Building will also have smoke and heat detectors.
12. The Building is NOT in a conservation area.
13. The layout is in accordance with Plan C1236 – 2A.
14. Planning and Building Regulation approval will be needed before any work starts.