Adur District Council

Planning, Regeneration and Wellbeing

Geoffrey Lawrance
32 Parkside
Shoreham-by-Sea
West Sussex
BN43 6HA

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2010

APPLICATION NUMBER: AWDM/1554/14

Details of Development
SINGLE-STOREY REAR EXTENSION TO REPLACE EXISTING CONSERVATORY.

Location of Development
27 HILLSIDE SOUTHWICK BRIGHTON WEST SUSSEX BN42 4QD

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 31st October 2014.

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

James Appleton
Executive Head of Planning, Regeneration and Wellbeing
05/12/2014

ADUR DISTRICT COUNCIL
Adur District Council, Planning Services, Portland House,
Richmond Road, Worthing, West Sussex, BN11 1LF
Tel: (01903) 221065 Fax: (01903) 221072
Minicom: (01903) 204500 DX: 142965 Worthing 10
web: www.adur.gov.uk

Ref: AWDM/1554/14

SCHEDULE

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. The development hereby permitted shall be carried out in accordance with the following approved plans:-

Drawing titled OS MasterMap date valid 31-10-2014
Drawing titled Block Plan date valid 31-10-2014
Drawing No. 26.10.14 titled Plans As Proposed date valid 31-10-2014
Drawing No. 28.10.14 titled Elevations As Proposed date valid 31-10-2014

Reason: *For the avoidance of doubt and in the interests of proper planning.*

03. The external materials and finishes of the development hereby permitted shall be completed to match in design, colour and texture those of the existing building unless otherwise approved in writing by the Local Planning Authority.

Reason: *In the interests of visual amenity and to comply with saved policy AH7 of the Adur District Local Plan.*

04. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 1995 as amended (or any Order revoking and re-enacting that Order with or without modification), no windows or other openings shall be formed in the north-east side elevation of the development hereby permitted.

Reason: *To prevent overlooking and to comply with saved policy AH7 of the Adur District Local Plan.*

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.