Planning Services, Adur & Worthing Councils

Portland House,
44 Richmond Road,
Worthing,
West Sussex,
BN11 1HS

Tel : 01903 221065
websites : www.adur.gov.uk or www.worthing.gov.uk
e-mail : planning@adur-worthing.gov.uk

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Land Between 40 And 44

Address Line 1

Brighton Road

Address Line 2

Address Line 3

West Sussex

Town/city

Lancing

Postcode

BN15 8ET

Description of site location must be completed if postcode is not known:

Easting (x)

518733

Northing (y)

103802

Description

Applicant Details

Name/Company

Title

Mr

First name

Surname

Bernard

Company Name

C/o Domus Architecture Ltd

Address

Address line 1

1 Campbell Street

Address line 2

Stanningley

Address line 3

Town/City

Leeds

County

Country

United Kingdom

Postcode

LS28 6DP

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Paul

Surname

Smith

Company Name

Domus Architecture Ltd

Address

Address line 1

1 Campbell Street

Address line 2

Stanningley

Address line 3

Town/City

Leeds

County

Country

United Kingdom

Postcode

LS28 6DP

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Demolition of existing dwelling and construction of a 4-bedroom Detached dwelling over 3 levels with rear terrace and associated Works. New outbuilding with raised terrace to the south. New Detached garage with guest bedroom over and cycle store to the North. Application to vary condition 1 (approved plans) of Previously approved AWDM/0923/21. Amendments: increase in height Of house by 0.85m, addition of lightwells to front. Increase in Height to garage block by 0.37m; addition of cladding to Garden Room

Reference number

AWDM/0970/23

Date of decision (date must be pre-application submission)

04/09/2024

Please state the condition number(s) to which this application relates

Condition number(s)

16. Within one month of the date of this permission plans shall be submitted to the local planning authority for its written approval showing a reduction in the ground levels of the rear garden and an associated landscaping scheme, plus details of a retaining wall to the front garden boundary with No. 44 Brighton Road, to reduce the impact on the occupiers of No.44 Brighton Road to an acceptable level. The plans and scheme shall include a timetable for the implementation of the works. The works shall be carried out in accordance with the approved plans, scheme and timetable and completed prior to the occupation of the dwelling. Written
notice must be given to the local planning authority to confirm that the garden works and landscaping have been completed in accordance with the approved plans, scheme and timetable prior to the occupation of the dwelling and the local planning authority must be permitted access to the development within 28 days of receipt of the written notice to check that the works have been completed in accordance with the approved plans. The dwelling is not to be occupied until the local planning authority has confirmed in writing that the garden works and landscaping have been completed in accordance with the approved plans, such
confirmation to be provided within 14 days of the local planning authority's inspection of the development.

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

01/10/2022

Has the development been completed?

◯ Yes
⊘ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

⊘ Yes
◯ No

If Yes, please indicate which part of the condition your application relates to

Submission comprises:

Plans showing a reduction in the ground levels of the rear garden
Associated landscaping scheme
Details of a retaining wall to the front garden boundary with No. 44 Brighton Road
Timetable for the implementation of the works

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Site Plans

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

⊘ Yes
◯ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

⊘ The agent
◯ The applicant
◯ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

◯ Yes
⊘ No

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Paul Smith

Date

04/10/2024