ADUR
DISTRICT COUNCIL

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Development Control

PLANNING PERMISSION

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

**APPLICATION NUMBER:
ADC/0066/11**

Mr Carl Moore
Atterbury Moore Associates
Unit 1
Gosling Croft Business Park
Long Furlong
Clapham
Worthing
West Sussex
BN13 3UT

Details of Development
TWO-STOREY REAR EXTENSION (INCLUDING OVER EXISTING GROUNDFLOOR EXTENSION)

Location of Development
412 UPPER SHOREHAM ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 5NE

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 21st February 2011.

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

06/04/2011

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the policies of the Adur District Local Plan (AG1, AH7).

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 external materials and finishes of the development hereby permitted shall, prior to commencement of use of the additional floorspace thereby created, 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.*

03. The high level first floor window in the west side elevation of the extension hereby permitted shall at all times be glazed with obscured glass.

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

04. This permission relates to the following approved plans date stamped received 21 February 2011:

    Drawing AD-134-01 (Location Plan and Proposed Floor Plans)
    Drawing AD-134-02 (Site Plan and Proposed Elevations and Sections)

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