ADUR
DISTRICT COUNCIL

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Development Control

PLANNING PERMISSION

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

APPLICATION NUMBER: ADC/0443/06

Watkins Wood Surveyors
37 North Street
Emsworth
Hampshire
PO10 7DA

Details of Development
NEW REAR DORMER, REAR CONSERVATORY, CONSERVATION ROOF LIGHTS (TO FRONT ROOF SLOPE AND GROUND FLOOR REAR ROOF) REPLACEMENT FIRST FLOOR SIDE WINDOW AND REPLACEMENT FRONT RAILINGS

Location of Development
15 CHURCH STREET SHOREHAM-BY-SEA WEST SUSSEX BN43 5DQ

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 17th November 2006.

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

Your copy of the application, determined as above, is returned herewith for your records.

[redacted]

Peter Davies
Head of Planning and Community

11/01/2007

SCHEDULE

Reasons for Granting Permission

01. The proposal would preserve or enhance the character or appearance of the Conservation Area and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would accord with the relevant policies of Adur District Local Plan (AG1, AB4, AH7) and the adopted West Sussex Structure Plan 2001-16 (DEV1, CH4).

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 material and finish of the dormer hereby permitted shall be of lead (as stated on the plan), unless otherwise approved in writing by the Local Planning Authority.

Reason: *In the interests of preserving the character of the area and to comply with policy AB4 of the Adur District Local Plan and CH4 of the West Sussex Structure Plan.*

03. No development shall be carried out unless and until a schedule of materials and finishes to be used for the conservatory, front railings and front roof lights has been submitted to and approved in writing by the Local Planning Authority.

Reason: *In the interests of preserving the character of the area and to comply with policy AH2 of the Adur District Local Plan and DEV1 of the West Sussex Structure Plan.*