ADUR
DISTRICT COUNCIL

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Development Control

PLANNING REFUSAL

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

**APPLICATION NUMBER:
ADC/0372/08**

Mr Robert Bonnington
Woodgate
Blackgate Lane
Henfield
West Sussex
BN5 9HA

Details of Development
FIRST-FLOOR LIVINGROOM WITHIN GABLE-ROOFED SIDE EXTENSION (WITH REAR DORMER AND BALCONY) AND BEDROOM WITHIN EXISTING ROOFSPACE (WITH REAR DORMERS)

Location of Development
20 BEACH GREEN SHOREHAM-BY-SEA WEST SUSSEX BN43 5YG

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they REFUSE to permit the above development, in accordance with the application and relevant correspondence registered on 21st July 2008.

The reasons for the Council's decision to refuse to permit the development are stated on the attached schedule.

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

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

Dated this 28th day of August 2008

SCHEDULE

Reasons for Refusal

01. The proposal is unacceptable in that it does not relate sympathetically in design, form and scale with the existing character of the locality and would be detrimental to the environment, therefore conflicting with the policies of the West Sussex Structure Plan (CH1, DEV1) and the Adur District Local Plan (AG1, AH7).

02. Having regard to the limited area of the site and its relationship to existing residential properties, the proposal would give rise to an unneighbourly form of development which would be detrimental to the residential amenities and environment of the locality, resulting in a loss of privacy to No. 18 Beach Green and conflicting with the policies of the West Sussex Structure Plan (DEV1) and the Adur District Local Plan (AH7).