Adur District Council

Planning, Regeneration and Wellbeing

Mr Tony Standing
39 Hills Road
Steyning
Sussex
England
BN44 3QG

# PLANNING PERMISSION

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

## APPLICATION NUMBER: AWDM/0879/13

Details of Development
**REPLACEMENT UPVC WINDOWS AND DOOR**

Location of Development
**11 SOUTHBANK COURT BRIGHTON ROAD LANCING WEST SUSSEX BN15 8LQ**

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 26th July 2013.

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
20/09/2013

# 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 saved policies of the Adur District Local Plan (AG1, AH7) or the policies of the National Planning Policy Framework.

## 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 number C735 Rev A entitled 'proposed replacement windows and door at 11 Southbank Court, 80 Brighton Road, Lancing' deposited 22 August 2013
    Unnumbered plans and particulars deposited 26 July 2013

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

## Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern within the application (as originally submitted) and negotiating, with the Applicant, acceptable amendments to the proposal to address those concerns. As a result, the Local Planning Authority has been able to grant planning permission for an acceptable proposal, in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.