Adur District Council

Planning, Regeneration and Wellbeing

Mr Matthew Naish
Deadspace Designs
19 Valencia Road
Worthing
West Sussex
BN11 4QD

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0768/14

Details of Development
TWO-STOREY SIDE EXTENSION, SINGLE STOREY REAR EXTENSION AND ROOF DORMER TO WEST ELEVATION

Location of Development
23 LANCING CLOSE LANCING WEST SUSSEX BN15 9NJ

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 9th June 2014.

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
31/07/2014

PTO

ADUR DISTRICT COUNCIL
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SCHEDULE

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 No. DS/01/FOLEY titled PROPOSED PLANS 1:50 PROPOSED ELEVS 1:100 date valid 09-06-2014
Drawing No. DS/03/FOLEY titled Location Plan date valid 09-06-2014
Drawing No. DS/04/FOLEY titled Block Plan date valid 09-06-2014
Drawing titled ROOF Plan date valid 09-06-2014
Reason: *For the avoidance of doubt and in the interests of proper planning.*

03. The external materials and finishes of the development hereby permitted shall 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.*

04. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 1995 as amended (or any Order revoking and re-enacting that Order with or without modification), no windows or other openings (other than as hereby approved) shall be formed at first floor in the south elevation of the extension hereby permitted.
Reason: *To prevent overlooking and to comply with saved policy AH2 of the Adur District Local Plan.*

05. The first floor window in the south side elevation of the two-storey 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.*

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.