Adur District Council

Development Management

Mr Nigel Batchelor
Crowther Overton-Hart
2B Chanctonfold
Horsham Road
Steyning
BN44 3AA

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0376/15

Details of Development
SINGLE-STOREY EXTENSION TO SOUTH AND EAST ELEVATIONS TO REPLACE EXISTING CONSERVATORY. REPLACEMENT DORMER TO FRONT (NORTH) ELEVATION AND NEW DORMER TO REAR (SOUTH) ELEVATIONS WITH INSET BALCONY.

Location of Development
51 SOMPTING ROAD LANCING WEST SUSSEX BN15 9LB

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 25th March 2015.

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

G Peck

Gary Peck
Planning Services Manager
25/06/2015

Adur District Council
Adur District Council, Development Management, Economy Directorate,
Portland House, 44 Richmond Road, Worthing, West Sussex, BN11 1HS
Tel: 01903 221065 Fax: 01903 221072 Minicom: 01903 204500
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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. 448.14.01 Rev C, Title: Location & Site Plan, Date received: 25th March 2015
Drawing No. 448.14.05, Title: Existing Floor & Elevation Plans, Date received: 25th March 2015
Drawing No. 448.14.10 Rev D, Title: Proposed Floor Plans, Roof Plan & Elevations, Date received: 21st May 2015
Drawing No. 448.14.15 Rev F, Title: Proposed Elevation Plans, Date received: 1st June 2015.

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

03. The external walls and roof(s) of the extensions and alterations hereby permitted shall, prior to commencement of use of the extensions, be completed to match those shown on Drawing No. 448.14.15 Rev F, received on 1st June 2015.

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 2015 (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 in the eastern or western side walls of the extensions.

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

05. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 2015 (or any Order revoking and re-enacting that Order with or without modification), no part of the roof of the single storey extension hereby permitted shall be converted into or used as a balcony or terrace nor shall any access be formed onto the flat roof.

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 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.

02. A formal application for connection to the public sewerage system is required in order to service this development. Please contact Southern Water, Sparrowgate House, Sparrowgate, Otterbourne, Hampshire, SO21 2SW (tel: 0330303 0119) or visit www.southernwater.co.uk.