Worthing
BOROUGH COUNCIL

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Portland House
Richmond Road
Worthing BN11 1LF

APPLICATION NO. WB/08/0341/FULL

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

Roberts & Wrigley
27A Goring Road
Goring-By-Sea
West Sussex
BN12 4AR

PROPOSAL: Construction of a single storey extension and new detached garage.

LOCATION : 116 King Edward Avenue Worthing

DATE REGISTERED 31st March 2008

APPLICANT : Mr Styles

WORTHING BOROUGH COUNCIL, under the above Act and Order, gives you notice that its decision upon your application described above and in Drawings 1 and 2 which accompanied the application, or as subsequently amended prior to consideration, is to

GRANT PERMISSION subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

   Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The materials and finishes of the external walls and roof of the extension and detached garage hereby permitted shall match those on the existing building.

   Reason: In the interests of visual amenity.

Cont.....

Dated : 19th May 2008

Executive Head of Planning,
Regeneration and Wellbeing

Note: Your attention is drawn to the notes and advice overleaf.

3. The garage hereby approved shall only be used for parking private vehicles or for purposes incidental to the enjoyment of the property as a private dwelling.

   Reason: To safeguard the amenities of neighbouring properties.

INFORMATIVES

1. No consent for rights of way or access over land outside the applicant's control is conferred by the grant of this planning permission. The applicant is advised that a strong objection to the proposed garage has been received from Westfern Holdings Ltd. stating that:- "There is no right of access across King Edward Close to the householder of No. 116 and Westfern Holdings only issues annual access licences to those residents of King Edward Avenue who already have a garage backing onto King Edward Close." The applicant is therefore advised to contact Westfern Holdings Ltd., c/o Unit 2 Southcourt Yard, 15 Southcourt Road, Worthing, BN14 7DF (Tel: 01903 824603).

2. The decision to grant planning permission has been taken having regard to the saved policies and proposals in the Worthing Local Plan 2003 and the West Sussex Structure Plan 2001 – 2016 set out below, and to all relevant material considerations, including Supplementary Planning Guidance:

   Saved Worthing Local Plan Policies 2003

   BE1 - Design Quality
   H16 - Domestic Extensions and Alterations

   Saved West Sussex Structure Plan Policies 2001 – 2016

   CH1 - Character
   DEV1 - High Quality Development

   This information is only intended as a summary of the reasons for grant of planning permission. For further details on the decision please see the application report which is available from the Planning Reception at Portland House, Richmond Road, Worthing.