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Consultee Comments for Planning Application AWDM/1153/19

1 message

planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk> 8 December 2019 at 18:24
To: planning@adur-worthing.gov.uk

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 6:24 PM on 08 Dec 2019 from Mr Private Sector Housing (private.sectorhousing@adur-worthing.gov.uk) on behalf of Environmental Health Private Sector Housing.

Application Summary

Reference:	AWDM/1153/19
Address:	6 Underdown Road Southwick Brighton West Sussex BN42 4HL
Proposal:	Change of use of basement to 1no. 1bedroom flat with new rear extension. Together with rear patio; bin and bike storage; and 2no. car parking spaces.
Case Officer:	Eve Hearsey

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Comments Details

Comments:	The Private Sector Housing team of Adur & Worthing Councils would object to this development as they have identified that some aspects of the development would result in hazards that require action under the Housing Act 2004. Typical hazards can include 'inner' rooms (where the only means of escape in the case of fire is through another risk room i.e. bedroom, living room, kitchen, etc.) or where there are inadequate windows or outlook from habitable rooms. Compliance with Building Regulations will not necessarily address the hazards identified and you should contact the Private Sector Housing team to confirm that the layout of the property is acceptable prior to commencing the development in order to avoid the need for any formal intervention or the requirement of retrospective works.