Development Management - Delegated Officer Report

Application Number: AWDM/1901/18 Recommendation – Approve

Site: 8 Slonk Hill Road, Shoreham-By-Sea

Proposal: Application for a non-material amendment to previously approved AWDM/1327/18. Amendment: Cladding to front dormer.

Date of site visit: Seen previously

Neighbours checked: Y

Additional neighbour notifications: N

Proposal, Site and Surroundings

Planning permission was granted in October 2018 for a tile hung front dormer to this detached bungalow.

This application seeks permission to substitute the proposed tile hanging with Marley Eternit Cedral Weatherboard Grey coloured cladding. The existing front panel of tiles around the existing ground floor window will also be replaced with the cladding.

Relevant site history

As above

Consultations

None

Representations

None received

Relevant Planning Policies

Adur Local Plan 2017 Policy 15
'Supplementary Planning Guidance' comprising: Development Management Standard No.2 'Extensions and Alterations to Dwellings''
National Planning Policy Framework (July 2018)

Planning Assessment

Visual amenity

The proposed cladding will match the cladding proposed around the ground floor window and will not result in visual harm to the external character or appearance of the building or its surroundings.

Residential amenity

The changes will not have a material impact on the residential amenities of neighbouring occupiers.

Recommendation

APPROVE the non-material amendment in accordance with the application and accompanying plans. For the avoidance of doubt these plans comprise:-

Drawing No. GE/01 Rev A received 4 February 2019

…….. existing planning permission AWDM/1327/18 still stands and that the conditions imposed upon it continue to apply to the development except that the above plans can be substituted for Drawing No GE/01 received 29 August 2018

Case Officer: Peter Barnett Date: 4 February 2019

Authorised by: Gary Peck Date: 5 February 2019