Worthing Borough Council

Planning, Regeneration and Wellbeing

Mr W Gander
98 Durrington Lane
Worthing
West Sussex BN13 2RQ

PLANNING PERMISSION

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

APPLICATION NUMBER: WB/11/0206/FULL

Details of Development
SINGLE STOREY SIDE/REAR EXTENSION INCLUDING GLAZED ROOF LANTERN, ROOF ALTERATIONS INCLUDING NEW DORMER WINDOWS TO SIDE ELEVATIONS (REPLACING EXISTING DORMERS). NEW PORCH ROOF CANOPY

Location of Development
24 SALVINGTON HILL WORTHING WEST SUSSEX BN13 3AT

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 14th March 2011.

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
06/10/2011

Worthing Borough Council

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SCHEDULE

Reasons for Granting Permission

01. As amended it is considered the proposed extensions and alterations would not detract from the built-up environment and can take place without harm to the amenities of neighbouring occupiers. Consequently the proposed development would not conflict with 'saved' policies H16 and H18 of the Worthing Local Plan, Worthing Core Strategy policy 16 and policies CC1, CCC6 and BE1 of the South East Plan.

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 Title: Site Plan received 14/03/2011
Drawing Title: Existing Details 01 received 14/03/2011
Drawing Title: Existing Details 02 received 14/03/2011
Drawing Title: Proposals 03B received 29/09/2011
Drawing Title: Proposals 04B received 29/09/2011

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

03. The materials and external finishes of the walls and roof(s) of the extensions and alterations hereby permitted shall, prior to commencement of use of the additional accommodation thereby created, be completed to match those of the existing building.

Reason: *In the interests of visual amenity and to comply with policy 16 of the Worthing Core Strategy.*

04. The windows in the north side dormer hereby permitted and the eastern-most window in the south side dormer hereby permitted shall at all times be glazed with obscured glass.

Reason: *To prevent overlooking and to comply with saved policy H18 of the Worthing Local Plan.*

05. 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 shall be formed in the south side wall of the ground-floor side/rear extension.

Reason: *To prevent overlooking and to comply with saved policy H18 of the Worthing Local Plan.*

Informatives / Notes to Applicant

01. If during development, any visible contaminated or odorous material, (for example asbestos containing material, stained soil, petrol/diesel/solvent odour, underground tanks or associated pipework) not previously identified, is found to be present at the site, then no further development (unless otherwise agreed in writing with the Local Planning Authority) shall be carried out until it has been investigated by the developer. The Local Planning Authority must be informed immediately of the nature and degree of the contamination present and a method statement detailing how the unsuspected contamination shall be dealt with must be prepared and submitted to the Local Planning Authority for approval in writing before being implemented.