Adur District Council

Development Management

Mr Shaun Morphew
Morphew Designs Ltd
Walnut Tree Cottage
Tanyard Lane
Chelwood Gate
East Sussex
RH17 7LX

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (AMENDMENT) (ENGLAND) ORDER 2015

APPLICATION NUMBER: AWDM/1780/15

Details of Development
REMOVE LOWER LEVEL TIMBER EXTENSION ON EAST SIDE AND REPLACE WITH NEW BRICK BUILT EXTENSION TO CREATE NEW BASEMENT ROOM WITH NEW EXTERNAL STEPS.

Location of Development
5 FIRLE ROAD LANCING WEST SUSSEX BN15 0NY

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 6th December 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
27/01/2016

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
DX: 142965 Worthing 10 Web: www.adur-worthing.gov.uk

Ref: AWDM/1780/15

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 Ref: HEP11/15/1 titled Page 1: Location Plan - date valid 06-12-2015
Drawing Ref: HEP11/15/1 titled Page 1: Block Plan - date valid 06-12-2015
Drawing Ref: HEP11/15/1 titled Page 5: Proposed Layout - date valid 06-12-2015
Drawing Ref: HEP11/15/1 titled Page 6: Proposed Elevations - date valid 06-12-2015

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

03. The external walls and roof of the extension hereby permitted shall be completed to match those of the existing building.

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) (England) Order 2015 (or any Order amending, revoking and re-enacting that Order with or without modification), no windows or other openings shall be formed in the side wall of the extension hereby permitted.

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 assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.