Adur District Council

Development Management

Mr Daniel Harding
DH Design
11 Dartmouth Crescent
Lower Bevendean
Brighton
East Sussex
BN2 4HY

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0669/15

Details of Development
FIRST-FLOOR EXTENSIONS TO FRONT (WEST) ELEVATION TO INCREASE EXISTING FIRST-FLOOR ACCOMMODATION. NEW OPEN PORCH CANOPY TO FRONT (WEST) ELEVATION.

Location of Development
22 RING ROAD LANCING WEST SUSSEX BN15 0QE

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 13th May 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
07/07/2015

Adur District Council
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Ref: AWDM/0669/15

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 external walls of the extensions and alterations hereby permitted shall, prior to the commencement of the use of the extension, be completed in painted smooth render and timber cladding as detailed on the approved drawings; and the external materials used for the roof of the extensions and alterations hereby permitted shall, prior to commencement of use of the extension, 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.*

03. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 2015 (or any Order revoking and re-enacting that Order with or without modification), no windows or other openings (other than as hereby approved) shall be formed in the side walls of the extension.

Reason: *To prevent overlooking and to comply with saved policy AH7 of the Adur District Local Plan.*

04. The development hereby permitted shall be carried out in accordance with the following approved plans:-

Drawing number L-100 entitled 'Site Location Plan' deposited 13 May 2015
Drawing number L-102 entitled 'Existing Drawings' deposited 13 May 2015
Drawing number L-103 revision B entitled 'Proposed Drawings' deposited 6 July 2015

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

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern within the application (as originally submitted) and negotiating, with the Applicant, acceptable amendments to the proposal to address those concerns. As a result, the Local Planning Authority has been able to grant planning permission for an acceptable proposal, in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.