Adur District Council

Development Management

Mel Humphrey
39 Northease Drive
Hove
East Sussex
BN3 8PQ

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/1599/15

Details of Development
RAISING THE ROOF RIDGE HEIGHT AND EAVES HEIGHT AT REAR; PROPOSED 'EYEBROW' DORMER, PITCHED ROOF DORMER AND CONSERVATION ROOF LIGHTS TO FRONT (NORTH) ROOFSLOPE; 2 NO. PITCHED ROOF DORMERS AND CONSERVATION ROOF LIGHT TO REAR (SOUTH) ROOFSLOPE

Location of Development
69 MANOR ROAD LANCING WEST SUSSEX BN15 0HB

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 9th November 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
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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. No development shall be carried out unless and until a schedule of materials and finishes to be used for the external walls (including rooflights, windows and doors) and roof of the proposed extension has been submitted to and approved in writing by the Local Planning Authority and the development shall be completed in accordance with the approved schedule. The details shall include the use of conservation rooflights, ridge tiles on the front and rear roofslopes and a sheet metal finish with mop stick rolls to the flat roof section.

    Reason: *In the interests of visual amenity and to comply with saved policies AG1, AH7 and AB4 of the Adur District Local Plan.*

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

    Proposed Elevation Revision B received 13 January 2016
    Proposed Plan Revision B received 13 January 2016
    Location Plan and Block Plan received 4 January 2016

    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.