Adur District Council

Planning, Regeneration and Wellbeing

Mr Kenny Foxwell
Horizon Design Ltd
34 Railway Approach
Worthing
West Sussex
BN11 1UR

PLANNING REFUSAL

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

APPLICATION NUMBER: AWDM/1447/13

Details of Development
FIRST FLOOR EXTENSION TO EAST SIDE.

Location of Development
21 ROMAN CRESCENT SOUTHWICK BRIGHTON WEST SUSSEX BN42 4TY

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they REFUSE to permit the above development, in accordance with the application and relevant correspondence registered on 14th November 2013.

The reasons for the Council's decision to refuse to permit the development are stated on the schedule overleaf.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing
18/02/2014

ADUR DISTRICT COUNCIL
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SCHEDULE

Reasons for Refusal

01. The proposed extension would, by reason of its design, position and close proximity to the boundary, result in a cramped and unsympathetic development which would be harmful to the spacious character of the streetscene and as such would fail to preserve or enhance the character or appearance of the Southwick Conservation Area. The proposal would therefore be contrary to saved policies AB4 and AH7 of the Adur District Local Plan, Development Control Standard No. 3 and the policies of the National Planning Policy Framework.

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and discussing those with the Applicant. However, the issues are so fundamental to the proposal that it has not been possible to negotiate a satisfactory way forward and due to the harm which has been clearly identified within the reason(s) for the refusal, approval has not been possible.