EW

WORTHING BOROUGH COUNCIL
PLANNING SECTION
RECEIVED - 3 DEC 2007
TO | REF No.
INSTRUCTION | WB/

T.P. OFFICE COPY

For the Council's use only
Application No. WB/07/1480/CLP
Date received 3.12.07
Receipt No 22492/463
Chq £67.50

WORTHING BOROUGH COUNCIL

Town and Country Planning Act 1990 : Section 192, as amended by Section 10 of the Planning and Compensation Act 1991
Town and Country Planning General Development (Amendment) Order 1992

APPLICATION FOR A CERTIFICATE OF LAWFULNESS FOR A *PROPOSED* USE OR DEVELOPMENT

1. Applicant (in block capitals)		2. Agent (if any)	
Name:	MR + MRS RANCE	Name:	Wayne Gander MCIAT Architectural Technologist
Address:	17 BERNARD ROAD WORTHING	Address:	98 Durrington Lane Worthing West Sussex BN13 2RQ [redacted]
Post Code:	BN11 5EL	Post Code:	
Tel.No.:	[redacted]	Tel.No.:	

3.(1) Nature of applicant's interest in the land, e.g. owner lessee, occupier. OWNER

(2) If you do not have an interest:-
(a) give name(s) and address(es) of anyone you know who has an interest in the land;
(b) state the nature of their interest (if known),
(c) state whether they have been informed about this application YES/NO

Worthing Borough Council
28 JAN 2008
Certificate of Lawfulness Issued

4. Address of exact location of the land to which this application relates: 17 BERNARD ROAD WORTHING BN11 5EL

Describe here and enclose four copies of an OS-based plan showing the boundary of the land edged in red. x4 COPIES OF 1:1250 SCALE OS MAP ENCLOSED.

5. Has the proposal been started ? ~~YES~~ NO NO

6. If the proposal consists of, or includes, carrying out building or other operations give a detailed description of **all*** such operations and attach such plans or drawings as are necessary to show their precise nature.
(In the case of a proposed building the plans should indicate its precise siting and exact dimensions).
* includes the need to describe any proposal to alter or create a new access, lay out any new street, construct any associated hardstandings, means of enclosure or means of draining the land/ buildings.

CONSTRUCTION OF NEW GABLE WALL, DORMER WINDOW TO REAR ELEVATION, X3 VELUX ROOFLIGHTS TO FRONT ELEVATION.

7. If the proposal relates to a change of use of the land or building(s):-

(1) give a full description of the scale and nature of the proposed use, including the processes to be carried on, any machinery to be installed, and the hours the proposed use will be carried on;

(2) fully describe the existing use or the last known use, with the date when this use ceased.

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8. Briefly explain why you consider the existing, or last, use of the land is lawful, or why you consider that any existing buildings which it is proposed to alter or extend are lawful. (You can use Section 12 of this application to state your case more fully). Specify the supporting documentary evidence (such as a planning permission) which accompanies this application.

THE PROPERTY IS A DETACHED BUNGALOW (SINGLE DWELLINGHOUSE)

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9. If you consider the **existing** or last use is within a 'use class' in the Town and County Planning (Use Classes) Order 1987, state which one.

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10. If you consider the **proposed** use is within a 'use class' in the Town and Country Planning (Use Classes) Order 1987, state which one.

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11. Is the proposed operation or use temporary or permanent ? If temporary, give details.

PERMANENT

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12. State why you consider that a Lawful Development Certificate should be granted for this proposal.

VOLUME OF PROPOSED WORKS ARE LESS THAN THE P.D. ALLOWANCE (50 m^3).

(Continue on a separate sheet if necessary)

I/We hereby apply for a lawful use or development certificate under Section 192 of the 1990 Act in respect of the proposed use, operations or activity described in this application and the document, drawings and plans which accompany it. I/We enclose the appropriate fee of £67.50

Signed: [signature] Date: 30/11/07

On behalf of: MR + MRS RANCE

(Insert name of applicant if signed by an agent)

Warning: The amended Section 194 of the 1990 Act provides that it is an offence to furnish false or misleading information or to withhold material information with intent to deceive. Section 193(7) enables the Council to revoke, at any time, a certificate they may have issued as a result of such false or misleading information.

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17 BERNARD ROAD, WORTHING.

Permitted development calculations.

1). Proposed hip → gable increase $= \frac{5.0 \times 4.5 \times 10.2}{6} =$

$= 38.25\ m^3$

less Sussex Barn hip $= \frac{1.5 \times 1.4 \times 3.4}{6}$

$= 1.19\ m^3$

Nett gable increase $= 37.06\ m^3$

2). Dormer window $= \frac{1.8 \times 2.1 \times 6.0}{2}$

$= 11.34\ m^3$

TOTAL VOLUME INCREASE $= 37.06 + 11.34 = 48.4\ m^3$

CONCLUSIONS

THE PROPERTY HAS NOT PREVIOUSLY BEEN EXTENDED NOR ARE THERE ANY OTHER DETACHED STRUCTURES WITHIN 5m OF THE DWELLINGHOUSE. AS A DETACHED PROPERTY IT HAS A PERMITTED DEVELOPMENT ALLOWANCE FOR A ROOF EXTENSION OF 50 m^3, THE PROPOSED ALTERATIONS ARE LESS THAN THIS. THEREFORE ON THIS BASIS THE WORKS THE WORKS CAN BE CARRIED OUT UNDER. P.D.

Wayne Gander MCIAT

30/11/07

Wayne Gander MCIAT
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