

54 HILLRISE AVENUE, SOMPTING, LANCING, BN15 0LU

PLANNING STATEMENT
CG-340
MARCH 2025
CADGUYS

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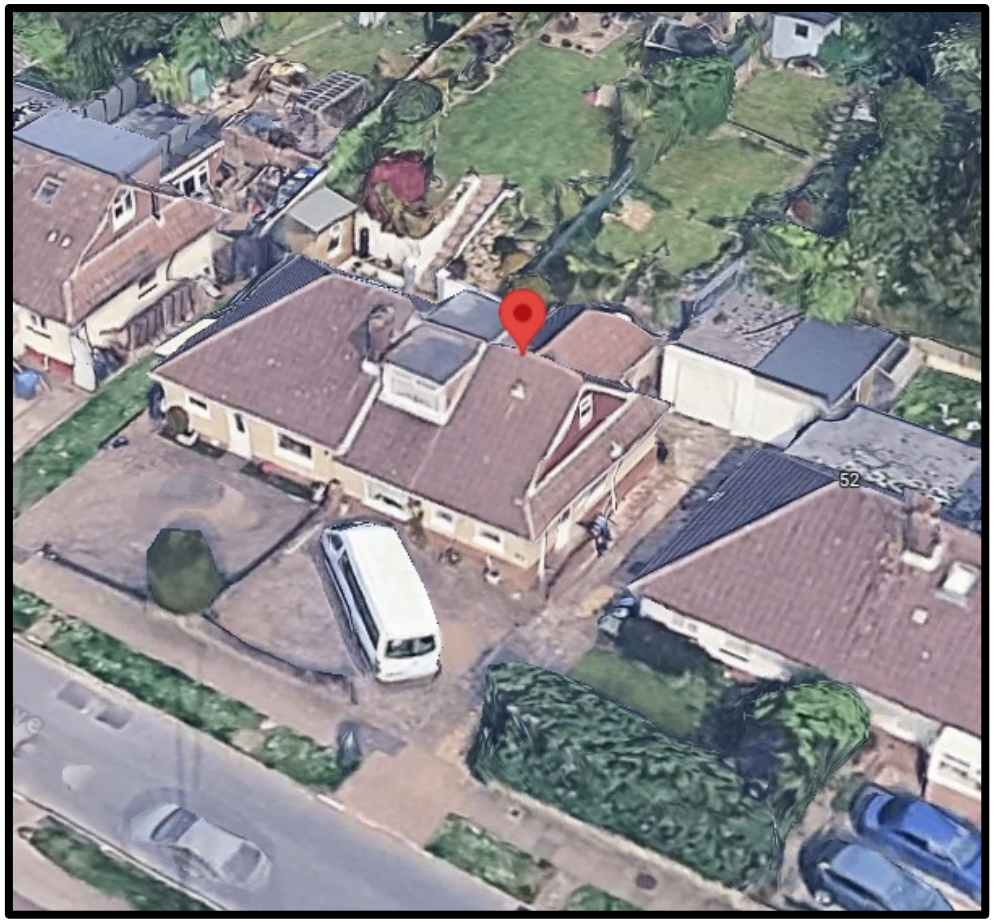
Aerial Photo



Road Map



Details

Location	54 Hillrise Ave, Sompting, Lancing BN15 0LU
LPA	Adur District Council
Site Area	369m^2

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PHOTOGRAPHS OF SITE













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1.0 INTRODUCTION

This application requests a lawful development certificate under prior approval for a single storey rear extension, depth 4.5m, height no more than 3m. The development will allow for larger bedrooms at **54 Hillrise Ave, Sompting, Lancing BN15 0LU**.

1.1 EXISTING USE

The existing property is a 2/3-bed semi-detached dwelling. The property has been recently purchased with the applicant planning to live here for the foreseeable future as a family home.

1.2 PROPOSED USE

The proposed rear extension will allow for the allocation of 2 bedrooms. The larger scheme has been split between 3 applications. The rear extension is outside of the standard 3m projection so has been split from the additional roof volume. See Lawful development app.

1.3 APPEARANCE

The current finish is predominantly red brick and pebble-dash above 1m. The new rear extension will have a parapet type roof with slimline coping, with a render finish above a brick base to match existing.

Drawing list

Nos	Drawing Name	Drawing Ref
1	54 HILLRISE AVE_PA_REAR EXT	PA-01

1. 5 CONCLUSION

This application requests a lawful development certificate under prior approval for a single storey rear extension, depth 4.5m, height no more than 3m. The development will allow for larger bedrooms at **54 Hillrise Ave, Sompting, Lancing BN15 0LU**.

We have developed this scheme with consideration to neighbours, scale, proportion, materiality, quality of design and layout alongside building regulations.

Please contact me direct if you'd like to discuss the proposal.



Sonny Medcalf

Architectural Designer BA(Hons) MA.
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Date: 26 MARCH 2025

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