EXPIRY 27/05/25

Development Management – Delegated Officer Report

Application Number: AWDM/0493/25 **Recommendation: APPROVE**

Site: 6 Palatine Road

Proposal: Single storey rear extension (finished in render)

Date of Site Visit: 22/05/25

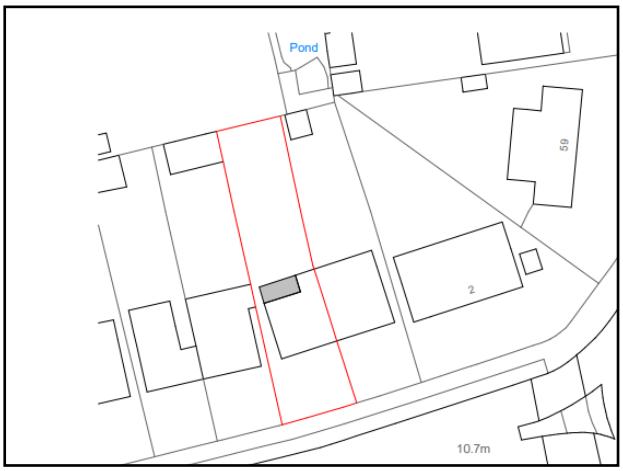
Neighbours Checked: Y

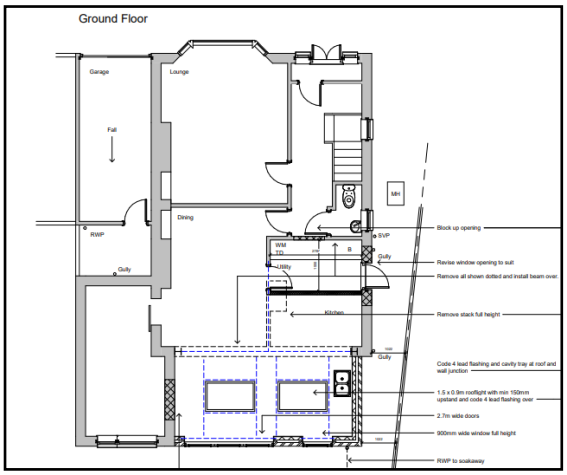
Additional neighbour notification: N

Proposal, Site and Surroundings:

Two storey detached house on the north side of Palatine Road.

Proposal is to 'square off' the rear of the property infilling an area to the rear of the house with a single storey extension to the side of an existing extension.





Planning History: No relevant history

Consultations: None

Representations:

None

Relevant Planning Policies:

Worthing Local Plan (2023): SP1, DM5

National Planning Policy Framework (MHCLG 2024)
Planning Practice Guidance (CLG 2024)

Planning Assessment

The extension would not be visible from the road and therefore there would not be any adverse impact on the streetscene.

There would also be no adverse impact on the neighbours to the east or west. To the east the extension would be in line with an existing rear extension and therefore there would be no change in outlook or adverse impact.

To the west the neighbour has a single storey extension with a blank east elevation and therefore the proposed extension would not have any impact on the neighbour to the west.

The proposed extension would be set back a metre from the side fence allowing for access to the rear.

The design is contemporary in style and therefore non matching materials are proposed (render). No condition on materials is therefore necessary. There is also no need to remove PD rights for side windows on the west elevation as the extension abuts the neighbours blank side wall.

There are no planning objections to the proposal.

Recommendation

01 Standard Time Limit
02 Approved Plans

Is recommendation contrary to letter(s) of representation? N

Case Officer: James Appleton Date: 04/06/25

Authorised by: Peter Barnett Date: 4 June 2025