Worthing
BOROUGH COUNCIL

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Portland House
Richmond Road
Worthing BN11 1LF

APPLICATION NO. WB/07/1438/FULL

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT PROCEDURE ORDER 1995

Mr A J Salter
50 Windsor Road
Worthing
West Sussex
BN11 2LY

PROPOSAL: Installation of replacement white PVCu windows.

LOCATION : 31B Broadwater Street West Worthing

DATE REGISTERED 22nd November 2007

APPLICANT : G Ayres Esq

WORTHING BOROUGH COUNCIL, under the above Act and Order, gives you notice that its decision upon your application described above and in Drawing No. 10707:1, which accompanied the application, or as subsequently amended prior to consideration, is to

GRANT PERMISSION subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

   Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

2. Notwithstanding the details shown on the submitted plans, the white PVCu replacement double glazed windows, hereby permitted, shall be constructed as vertical sliding windows incorporating external glazing bars, which shall match in design and glazing bar proportions and construction those of the existing Georgian style windows in this group of buildings.

Cont.....

Dated : 17th January 2008

Assistant Director (Planning Services)

Note: Your attention is drawn to the notes and advice overleaf.

Before works commence, revised details of the design, profile and thickness of the vertical sliding white PVCu replacement windows, together with details of the external glazing bars to be used in their construction, shall be submitted to and approved in writing with the Local Planning Authority. Thereafter, the windows shall be installed in accordance with the agreed details.

Reason: To safeguard the character and appearance of this prominent group of buildings in the street scene (which lie close to and between the Broadwater Conservation Area and the Broadwater Green Conservation Area) in the interests of visual amenity.

INFORMATIVES

1. This planning permission has been granted subject to the conditions listed above. The Council has a formal procedure for checking compliance with planning conditions and you are advised to ensure that all conditions are fully discharged. Any conditions which should be discharged prior to the commencement of development and/or which require specialist or technical data and information to be provided should be dealt with promptly. Failure to comply with a condition can result in enforcement proceedings, including the service of a Breach of Condition Notice. If you have any queries on the requirements of the conditions then please contact Mr H Barnes-Moss on (01903) 221348 who is the Case Officer for this application.

2. The decision to grant planning permission has been taken having regard to the saved policies and proposals in the Worthing Local Plan 2003 and the West Sussex Structure Plan 2001 – 2016 set out below, and to all relevant material considerations, including Supplementary Planning Guidance:

Saved Worthing Local Plan Policies 2003

BE1 - Design Quality
H16 - Domestic Extensions and Alterations

Saved West Sussex Structure Plan Policies 2001 – 2016

CH1 - Character
DEV1 - High Quality Development

This information is only intended as a summary of the reasons for grant of planning permission. For further details on the decision please see the application report which is available from the Planning Reception at Portland House, Richmond Road, Worthing.