Adur District Council

Planning, Regeneration and Wellbeing

A W Rogers
40 Dawn Crescent
Upper Beeding
Steyning
BN44 3WH

PLANNING REFUSAL

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

APPLICATION NUMBER: AWDM/0302/12

Details of Development
PROPOSED ROOMS IN ROOF INCLUDING RAISING AND EXTENSION OF ROOF TO FORM GABLE ENDS (WITH FRONT AND REAR DORMERS) PLUS INCREASE IN HEIGHT AND WIDTH OF FRONT PROJECTION

Location of Development
25 RIVERSIDE ROAD SHOREHAM-BY-SEA WEST SUSSEX BN43 5RB

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 12th April 2012.

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
31/05/2012

PTO

ADUR DISTRICT COUNCIL

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SCHEDULE

Reasons for Refusal

01. The proposed extensions would be out of keeping in scale and design with the existing bungalow and would be detrimental to the visual amenities of the locality. If permitted, the local planning authority would find it difficult to resist similar proposals related to the other bungalows in the vicinity of the site on the north side of Riverside Road, the cumulative effect of which would be to spoil the character and appearance of the area. The proposal is therefore contrary to policies AG1 and AH7 of the Adur District Local Plan and advice in Development Control Standard No.3 'Extensions and Alterations to Dwellings'