ADUR
DISTRICT COUNCIL

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Development Control

PLANNING PERMISSION

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995**

**APPLICATION NUMBER:
ADC/0289/10**

Mr Ben Harvey
Liam Russell Architects Ltd
Broad Reach Mews
Ropetackle
Shoreham By Sea
West Sussex
BN43 5EY

Details of Development
LOFT CONVERSION (WITH FRONT AND REAR DORMERS), SINGLE-STOREY REAR EXTENSION (CONSERVATORY REMOVED) AND REPLACEMENT OF GARAGE WITH LONGER FLAT-ROOFED GARAGE

Location of Development
33 HAMMY CLOSE SHOREHAM-BY-SEA WEST SUSSEX BN43 6BL

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they PERMIT the above development, in accordance with the application and relevant correspondence registered on 10th August 2010.

This is for reasons stated on the schedule overleaf and subject to compliance with the conditions specified thereon.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing

19/10/2010

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the policies of the Adur District Local Plan (AG1, AH7).

Conditions

01. The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

    Reason: *To comply with Section 91 of the Town and Country Planning Act 1990.*

02. The external materials and finishes of the development hereby permitted shall, prior to commencement of use of the additional accommodation thereby created, be completed to match in design, colour and texture those of the existing building unless otherwise approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and to comply with policy AH7 of the Adur District Local Plan.*

03. The first-floor window in the east side elevation of the dwelling shall at all times be glazed with obscured glass and fixed to be permanently non-openable with the exception of a small top-hung opening light details of which shall be submitted to and approved in writing by the Local Planning Authority prior to its installation.

    Reason: *To prevent overlooking and to comply with policy AH7 of the Adur District Local Plan.*

04. This permission relates to the following approved plan date stamped received 30 September 2010:-

    Drawing No 0352-PA-010 Rev C (Location Plan, Block Plan, Proposed Floor Plans and Elevations)

    Reason: *For the avoidance of doubt and in the interests of proper planning.*