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/0318/10**

Mr Robin Spence
Robin Spence Architects
7 Rosslyn Road
Shoreham By Sea
West Sussex
BN43 6WL

Details of Development
FIRST-FLOOR LOFT CONVERSION WITH SOUTH-FACING BALCONY AT REAR AND EXTENSION OF DECKING ACROSS REAR OF PROPERTY

Location of Development
98 GREENWAYS CRESCENT SHOREHAM-BY-SEA WEST SUSSEX BN43 6HS

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 1st September 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

22/10/2010

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 development hereby permitted shall be carried out in accordance with the following approved plans, date stamped received 1 September 2010:
Drg A-02 (proposed ground floor plan)
Drg A-03 (proposed first floor plan)
Drg A-04 (proposed roof plan)
Drg A-05 (proposed section A-A)
Drg A-06 (proposed section B-B)
Drg A-07 (proposed north elevation)
Drg A-09 (proposed east elevation)
Drg A-10 (proposed west elevation)
and the following plans date stamped received 4 October 2010:
Drg A-01 Rev A (location and block plan)
Drg A-08 Rev A (proposed south elevation)

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