Adur District Council

Planning, Regeneration and Wellbeing

Mel Humphrey
39 Northease Drive
Hove
East Sussex
BN3 8PQ

PLANNING REFUSAL

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

APPLICATION NUMBER: AWDM/0535/12

Details of Development
TWO STOREY FRONT EXTENSION

Location of Development
35 THE MARLINESPIKE SHOREHAM-BY-SEA WEST SUSSEX BN43 5RD

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 6th June 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
20/07/2012

PTO

ADUR DISTRICT COUNCIL
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Ref: AWDM/0535/12

SCHEDULE

Reasons for Refusal

01. The proposed front extension would result in the dwelling being brought forward at first floor/roof level, removing the existing smaller front projection which is characteristic of the street scene, and increasing the prominence of the dwelling, making it more dominant in the street and harmful to the character of the area. It would therefore conflict with the aims of saved policies AG1 and AH7 of the Adur District Local Plan, advice in Development Control Standard No.3 'Extensions and Alterations to Dwellings' and policies CC6 and BE1 of the South East Plan.