Adur District Council

Development Management

Mr Tony Rogers
Tony Rogers Building Consultants
40 Dawn Crescent
Upper Beeding
West Sussex
BN44 3WH

PLANNING PERMISSION

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

APPLICATION NUMBER: AWDM/0836/15

Details of Development
SINGLE STOREY SIDE AND REAR EXTENSION

Location of Development
17 ORCHARD WAY LANCING WEST SUSSEX BN15 9ED

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 3rd June 2015.

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

G Peck

Gary Peck
Planning Services Manager
29/07/2015

PTO

Adur District Council
Adur District Council, Development Management, Economy Directorate,
Portland House, 44 Richmond Road, Worthing, West Sussex, BN11 1HS
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SCHEDULE

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 walls and roof(s) of the extension and alterations hereby permitted shall, prior to commencement of use of the extension, be completed to match those of the existing building.

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

03. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 2015 as amended (or any Order revoking and re-enacting that Order with or without modification), no windows or other openings shall be formed in the western side wall of the building.

    Reason: *To prevent overlooking and to comply with AH2 of the Adur District Local Plan.*

04. The development hereby permitted shall be carried out in accordance with the following approved plans:

    Unnumbered Block Plan received 3 June 2015
    Unnumbered Location Plan received 3 June 2015
    Drawing number 15/1036/01 Proposed single storey side and rear extension (existing) received 3 June 2015
    Drawing number 15/1036/02 Proposed single storey side and rear extension (proposed) received 3 June 2015

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

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.