



EVIDENCE TO VERIFY APPLICATION FOR CERTIFICATE OF LAWFUL DEVELOPMENT AT

RIVERSIDE HOUSE, 2 FITZALAN ROAD, ARUNDEL, BN18 9JS

The proposal complies with 2020 No. 755 Town and Country Planning, England.
The Town and Country Planning (General Permitted Development) (England) (Amendment) (No. 2) Order 2020. The proposal falls within “Class AA”- *enlargement of a dwellinghouse by construction of additional storeys*.

The relevant guidance is set out below:

- The dwellinghouse is not located on a site of special scientific interest;
- The existing dwellinghouse has not been enlarged by the addition of one or more storeys above the original dwellinghouse, whether in reliance on the permission granted by Class AA or otherwise;
- Following the development the height of the highest part of the roof of the dwellinghouse would not exceed 18 metres;
- Following the development the height of the highest part of the roof of the dwellinghouse would not exceed the height of the highest part of the roof of the existing dwellinghouse by more than 7 metres;
- The floor to ceiling height of any additional storey, measured internally, would not exceed the lower of the floor to ceiling height, measured internally, of any storey of the principal part of the existing dwellinghouse;
- The materials used in any exterior work must be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse;
- The development must not include a window in any wall or roof slope forming a side elevation of the dwellinghouse;
- The roof pitch of the principal part of the dwellinghouse following the development must be the same as the roof pitch of the existing dwellinghouse.

25/03/2025