

Recommendation Report for Prior Notification for Householder Extension

REF NO: AW/397/21/PDH

LOCATION: 40 Barrack Lane
Aldwick
PO21 4DB

PROPOSAL: Notification under extended permitted development rights for a single storey flat roof rear extension measuring 7.20m from beyond the rear wall of the original dwelling house, with maximum height of 2.90m and eaves height of 2.90m.

SITE AND SURROUNDINGS

RELEVANT SITE HISTORY

AW/202/97	Single & two storey extension to existing property	ApproveConditionally 20-01-98
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DEVELOPMENT PLAN POLICIES

RECOMMENDATION

OBJECTION

1 For the purpose of this application the Prior Notification Application has been refused on grounds that it conflicts with;

- (g) for a dwellinghouse not on article 2(3) land nor on a site of special scientific interest, the enlarged part of the dwellinghouse would have a single storey and -
- (i) extend beyond the rear wall of the original dwellinghouse by more than 8 metres in the case of a detached dwellinghouse, or 6 metres in the case of any other dwellinghouse, or
- (ii) exceed 4 metres in height.

The proposal extends more than 8m beyond the original rear wall of the dwellinghouse.

The decision has been based on the plans submitted;

- Location and Block Plan - 01
- Proposed Ground Floor Plan - 07
- Proposed First Floor Plan - 08
- Proposed Roof Plan - 09
- Proposed South West and South East Elevation - 10
- Proposed North East and North West Elevation - 11