



Arun District Council
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Tel: 01903 737756
www.arun.gov.uk

Application for a Lawful Development Certificate for a Proposed Use or Development

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

1

Suffix

Property Name

Address Line 1

Lansdowne Close

Address Line 2

Address Line 3

West Sussex

Town/city

Angmering

Postcode

BN16 4JN

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

506886

104601

Description

Applicant Details

Name/Company

Title

Ms

First name

Maggie

Surname

Myles

Company Name

Address

Address line 1

1 garden corner lansdowne close

Address line 2

Address line 3

Town/City

Littlehampton

County

Country

United Kingdom

Postcode

BN16 4JN

Are you an agent acting on behalf of the applicant?

Yes
 No

Contact Details

Primary number

Secondary number

Fax number

Email address

Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

Yes
 No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

There is currently a double skinned outhouse used for craft in the garden, we propose that we extend the outhouse by 1.5m and match the width of the outhouse which is 3.65m. The current building has a flat roof which we also want to change to a pitched roof so that we can put a bed in the roof area. The current building has an electrical supply and a fuse box, however, we will be adding water input, waste removal for both toilet waste and water waste. The outhouse already has a waterbutt that collects rainwater to be reused in the garden which we will be keeping for our new guttering. We also have permission from both neighbours saying they have no issues with the proposed plan.

Does the proposal consist of, or include, a change of use of the land or building(s)?

Yes
 No

Has the proposal been started?

Yes
 No

Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

The current building is lawful as they got consent to build the outbuilding and went above board with all of the documentation. There is full documentation showing the footings, electrical input and the works carried out.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

We have documentation from the first build to show the depth of footings, the build and documentation of the electrical input when it was put into the building. Furthermore, for our build we have a full range of drawings with exact measurements on there along with elevation, as well as, a scaled site drawing showing the property ground as is and also the proposed extension in relation to the property grounds.

Select the use class that relates to the existing or last use.

Other

Other (please specify)

outbuilding

Information about the proposed use(s)

Select the use class that relates to the proposed use.

Other

Other (please specify)

A small outbuilding for 1 resident to sleep and reside in.

Is the proposed operation or use

Permanent
 Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

Firstly, the extension is for a current member of the address and not someone who isn't already residing at the address, this means there will not be an increase of waste, water usage, electrical use or an increased need for parking. In addition, The current outbuilding structure is lawful and fully documented, from the current structure we are only extending by 1.5m in length then matching the width of the building by 3.65m. We are also changing the flat roof into a pitched roof, however, we are adhering to the correct eaves height. We also have consent from both neighbours, in which they share the boundaries with that are next to the outbuilding and proposed extension, they both had no issues with the current structure when it was built and they both have no issues with the proposed plan.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

The agent
 The applicant
 Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes
 No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- Yes
- No

Interest in the Land

Please state the applicant's interest in the land

- Owner
- Lessee
- Occupier
- Other

If Other, please give the names and addresses of anyone who has an interest in the land and state the nature of their interest (if known)

I (Carl Moffatt) am a close family friend assisting the homeowner and her children to progress with this. The owner Margret Myles has asked me to take lead on this job for them as i have my own carpentry company and have a long time in the building trade.

Have they been informed of the application?

- Yes
- No

Declaration

I/We hereby apply for Lawful development: Proposed use as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Maggie Myles

Date

03/10/2024

