

DECISION NOTICE

Application Ref: BN/16/20/PDH

1 To Addressee

Mr Stuart Elsegood
22 Highview Road
Eastergate
PO20 3XB

2 Site Address

22 Highview Road
Eastergate
PO20 3XB

3 Description of Development

Notification under extended permitted development rights for a single storey rear extension measuring 4m from beyond the rear wall of the original dwelling house, with maximum height of 3m and eaves height of 2.60m

- 4** In pursuance of their powers under this Act and related Orders and Regulations the Arun District Council, as local planning authority, hereby confirm that **PRIOR APPROVAL IS NOT REQUIRED** for the above proposal in accordance with the information that the developer provided to the local planning authority.

CONDITIONS

The materials used in any exterior work (other than materials used in the construction of a conservatory) shall be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse.

The development shall be carried out in accordance with the information that the developer provided to the local planning authority, unless the local planning authority and the developer agree otherwise in writing.

For the avoidance of doubt the approved details are the application form and plans submitted on the 12th of February 2020, showing the extension at measuring a maximum distance of 4m from the rear wall of the dwelling, with a maximum height of 3m and eaves height of 2.6m. The approved plan is hereby:

- Location Plan
- Proposed Floor Plan
- Proposed Elevations

Please be advised that the Council adopted the Arun Community Infrastructure Levy(CIL) Charging schedule on 15 January 2020. The CIL charging schedule will come into effect on 1 April 2020 and any works commenced after this date may be CIL liable.

If your development is permitted under a general consent you must submit a CIL Form 5: Notice of Chargeable Development (link to form below) to the Council before you commence development (if you commence the development on 1 April 2020 or any time after that date). The only exception to this requirement is where the development is less than 100 square metres of additional floorspace and no new dwelling or ancillary dwelling is created, or if the CIL rate for the use is £0 per square metre in the Arun District CIL Charging Schedule.

Please familiarise your self with the CIL charging processes at:

<https://www.arun.gov.uk/cil>

https://ecab.planningportal.co.uk/uploads/1app/forms/form_5_notice_of_chargeable_development.pdf



Neil Crowther
Group Head of Planning

Case Officer:

Mr F Gardner

Decision Issued:

23rd March 2020

Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF