



Arun District Council  
Arun Civic Centre  
Maltravers Road  
Littlehampton  
West Sussex BN17 5LF  
Planning General Enquiries  
Tel: (01903) 737756 Fax: (01903) 730442  
Dx: 57406 Littlehampton  
Minicom: 01903 732765  
e-mail: [planning@arun.gov.uk](mailto:planning@arun.gov.uk)  
website: [www.arun.gov.uk/planning](http://www.arun.gov.uk/planning)

Our Ref: BN/20/17/HH

Please ask for:

Richard Temple  
01903 737591

Dear [REDACTED]

04 July 2017

**Town & Country Planning Act 1990 (as amended)  
Town & country Planning (Development Management Procedure) (England) Order 2015  
Application for Planning Permission for Works or Extension to a Dwelling**

**Development** Demolish existing unit & replace with a replica roof extension

**Location** Clytha Cottage Yapton Road, Barnham.

**Receipt:**

UNKNOWN

Receipt No. P104737 Amount £ 172

Thank you for your application received on 16th May 2017. I am writing to acknowledge that it was accepted as a valid application on 21st June 2017. On receipt of this letter if you have any concerns about the way that the Council has described your application you should contact the Case Officer: Richard Temple, who will be dealing with your application, to discuss the matter. They can be contacted by email at [Richard.Temple@arun.gov.uk](mailto:Richard.Temple@arun.gov.uk).

The Council will publicise this application by means of a site notice on or near the application site and on our website. The notice needs to be displayed for not less than 21 days. **The notice and folder remain the property of Arun District Council and MUST NOT BE REMOVED and remain in place for the officer to collect after the 21 days have expired.** If there are any problems with regards to the site notice (e.g. vandalism), please contact your Case Officer.

Your application cannot be determined until the end of the statutory publicity and consultation periods which is 3rd August 2017.

You can follow how your application is progressing on the Council's website:

[www.arun.gov.uk/planning](http://www.arun.gov.uk/planning).

The Council aims to make as many decisions as possible before the end of the statutory determination period, which in this case will be 16th August 2017. However, this is not always possible for a number of reasons, including on-going negotiations or the scheduling of Planning Committees.

If you have not received a decision by 16th August 2017 or agreed in writing to extend the time in which the Council make a decision, you have 12 weeks in which to appeal to the Secretary of State. Your appeal (under Section 78 of the Town & Country Planning Act 1990) would be that the Council has failed to make a decision and you would be asking a Government Planning Inspector to make the decision instead. You can do this on a form which you can get from the Planning Inspectorate, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN. Or from the planning portal website [www.planningportal.gov.uk/planning/appeals/](http://www.planningportal.gov.uk/planning/appeals/).

If you allow the Council extra time to make a decision on your application, and you disagree with the decision, you will still be able to appeal within 12 weeks from the date the decision was issued.

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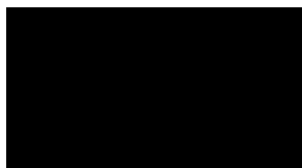
If you allow the Council extra time to make a decision on your application, and you disagree with the decision, you will still be able to appeal within 12 weeks from the date the decision was issued.

This acknowledgement only relates to this application and not to any other applications you may have made, or may need to make to the Council, for example Building Regulations approval. You will need to carry out your own checks to determine whether any other consents or permissions are required.

For advice on whether Building Regulations are required please visit the government's website [www.planningportal.gov.uk](http://www.planningportal.gov.uk) or seek your own professional advice. If, in general, you wish to know more about Building Regulation approval and the Building Control Services offered by Arun District Council please see [www.arun.gov.uk/buildingcontrol/](http://www.arun.gov.uk/buildingcontrol/)

Please do not hesitate to contact the case officer if you have any queries.

Yours sincerely



Neil Crowther  
Group Head of Planning

**Please note:** When an application is submitted online or with an email address in the agent details, most correspondence, including the decision notice will be sent by email. It is therefore important that you inform us if you make any change to your email address during the course of this application.



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Mrs Sarah Wright  
NATIONAL ADMINISTRATION  
PO BOX 65  
NORWICH  
NR6 6EJ

**Your Ref:**

**Internet ref:** PP-06075899

**Please ask for:**

Technical Support Unit on extn. 37711  
22nd May 2017

Dear Mrs Sarah Wright

**Development:**

TO DEMOLISH EXISTING UNIT AND REPLACE WITH A REPLICA ROOF EXTENSION

**Location:**

Clytha Cottage Yapton Road BARNHAM

Thank you for your application submitted via the internet on 16th May 2017. It is being dealt with by the Technical Support Unit and has been allocated the reference number

**BN/20/17/HH.**

We will contact you shortly with further details.

**This letter does not confirm validity of the application/documentation submitted.**

Yours sincerely

Miss N Spencer  
Technical Support Unit Officer

PMAC71p

1

**To Addressee**

Mrs S Wright  
 Anglian Home Improvements  
 National Administration Centre  
 Norwich  
 PO Box 65  
 NR6 6EJ

2

**Site Address**

Clytha Cottage  
 Yapton Road

PO22 0BA

3

**Description of Development**

Demolish existing unit & replace with a replica roof extension

In pursuance of their powers under this Act and related Orders and Regulations the Council **PERMIT** this development to be carried out in accordance with the application and plans and subject to the following conditions

- 1 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 (as amended).

- 2 The development hereby approved shall be carried out in accordance with the following approved plans:-

OS Plan B&W  
 Block Plan  
 09/94028 Page 2 of 2

Reason: For the avoidance of doubt and in the interests of amenity and the environment in accordance with policy GEN7 and DEV19 of the Arun District Local Plan.

**INFORMATIVE:** Statement pursuant to Article 35 of the Town and Country Planning (Development Management Procedure)(England) Order 2015. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal

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decstd

BN/20/17/HH

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.



Neil Crowther  
 Group Head of Planning

Case Officer: Richard Temple

Date of Decision:

14 August 2017

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

**Householder Application for Planning Permission for works or extension to a dwelling.  
Town and Country Planning Act 1990**

**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.

**1. Applicant Name, Address and Contact Details**

|                                                               |                             |             |   |          |     |
|---------------------------------------------------------------|-----------------------------|-------------|---|----------|-----|
| Title:                                                        | Mr                          | First Name: | M | Surname: | KEY |
| Company name:                                                 |                             |             |   |          |     |
| Street address:                                               | Clytha Cottage, Yapton Road |             |   |          |     |
|                                                               |                             |             |   |          |     |
|                                                               |                             |             |   |          |     |
| Town/City:                                                    | BARNHAM                     |             |   |          |     |
| Country:                                                      |                             |             |   |          |     |
| Postcode:                                                     | PO22 0BA                    |             |   |          |     |
| Telephone number:                                             |                             |             |   |          |     |
| Mobile number:                                                |                             |             |   |          |     |
| Fax number:                                                   |                             |             |   |          |     |
| Email address:                                                |                             |             |   |          |     |
| Are you an agent acting on behalf of the applicant?           |                             |             |   |          |     |
| <input checked="" type="radio"/> Yes <input type="radio"/> No |                             |             |   |          |     |

**2. Agent Name, Address and Contact Details**

|                   |                                |             |       |          |        |
|-------------------|--------------------------------|-------------|-------|----------|--------|
| Title:            | Mrs                            | First Name: | Sarah | Surname: | Wright |
| Company name:     | ANGLIAN HOME IMPROVEMENTS      |             |       |          |        |
| Street address:   | NATIONAL ADMINISTRATION CENTRE |             |       |          |        |
|                   | PO BOX 65                      |             |       |          |        |
|                   |                                |             |       |          |        |
| Town/City:        | NORWICH                        |             |       |          |        |
| Country:          | NORFOLK                        |             |       |          |        |
| Postcode:         | NR6 6EJ                        |             |       |          |        |
| Telephone number: |                                |             |       |          |        |
| Mobile number:    |                                |             |       |          |        |
| Fax number:       |                                |             |       |          |        |
| Email address:    |                                |             |       |          |        |

**3. Description of Proposed Works**

Please describe the proposed works:

TO DEMOLISH EXISTING UNIT AND REPLACE WITH A REPLICA ROOF EXTENSION

Has the work already been started  
without planning permission?

☒ Yes ☐ No

10. Site Visit

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ The agent ☐ The applicant ☐ Other person

Planning Portal Reference: PP-06075899

10. Site Visit

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

☐ Yes ☐ No

9. Authority Employee/Member

With respect to the Authority, I am:

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

Do any of these statements apply to you?

☐ Yes ☐ No

8. Parking

Will the proposed works affect existing car parking arrangements?

☐ Yes ☐ No

7. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

☐ Yes ☐ No

☐ Yes ☐ No

6. Pre-application Advice

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

☐ Yes ☐ No

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

☐ Yes ☐ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☐ No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

☐ Yes ☐ No

Description of location or a grid reference (must be completed if postcode is not known):

Nothing:

103988

Easting:

496684

Postcode:

PO22 0BA

Town/City:

BARNHAM

Street address:

Yapion Road

House name:

Clytha Cottage

House:

Suffix:

**10. Site Visit**

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ The agent ☐ The applicant ☐ Other person

**11. Materials**

Please state what materials (including type, colour and name) are to be used externally (if applicable):

**Roof - description:**

Description of *existing* materials and finishes:

ROOF TILES

Description of *proposed* materials and finishes:

SYNTHETIC REPLICA ROOF TILES

**Walls - description:**

Description of *existing* materials and finishes:

TEXTED WALL

Description of *proposed* materials and finishes:

BRICKWORK

**Windows - description:**

Description of *existing* materials and finishes:

WHITE FRAME WITH GLASS GLAZING

Description of *proposed* materials and finishes:

WHITE PVCu FRAMES WITH TOUGHENED DOUBLE GLAZING

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☐ Yes ☒ No

**12. Certificates (Certificate A)****Certificate of Ownership - Certificate A**

Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (*owner is a person with a freehold interest or leasehold interest with at least 7 years left to run*) of any part of the land to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding ("agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act).

Title:  First name:  Surname:

Person role:  Declaration date:  ☒ Declaration made

**13. Declaration**

I/we hereby apply for planning permission/consent as described in this form 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.

☒ Date