

TOWN AND COUNTRY PLANNING ACT 1990



DECISION NOTICE

COPY

Application Ref: FG/162/04/

1	To Addressee Crescent Designs Limited 77 Portland Road Worthing West Sussex BN11 1QG
2	Site Address 15 Barbary Lane Ferring
3	Description of Development Outline planning permission for the demolition of existing dwelling & erection of 3 chalet bungalows
4	In pursuance of their powers under this Act and related Orders and Regulations the Council REFUSE to approve the development as described in the application and plan for the reasons stated.

- REASON 1 The site by virtue of its size and shape, is considered unsuitable to accommodate three dwellings and private amenity space satisfactorily without damaging the character of this residential area. The proposal would therefore result in an unduly cramped form of development which would be detrimental to the character and amenities of the surrounding residential area, contrary to policies DEV1 and LOC1 of the West Sussex Structure Plan and GEN7 of the Arun District Local Plan.
- REASON 2 Having regard to the limited area of the site and its relationship to existing residential properties the proposal would give rise to an unneighbourly form of development which would be prejudicial to the amenities and environment of the locality in conflict with policies DEV1, LOC1 of the West Sussex Structure Plan and GEN7 of the Arun District Local Plan.

Head of Planning Services
Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF

Case Officer: Mrs A Gardner

6th January 2005

Decision notice Issued: 6th January 2005

