TOWN AND COUNTRY PLANNING ACT 1990

ARUN DISTRICT COUNCIL

DECISION NOTICE COPY CONSENT

Application Ref: FP/6/04/

1 **To Addressee**

Architectural Services
100 Gravits Lane
Bognor Regis
West Sussex
PO21 5LW

2 **Site Address**

26 Downview Road
Felpham
Bognor Regis

3 **Description of Development**

Two storey pitch roof extension to form first floor bedroom & ground floor family room with demolition of existing ground floor play area.

4 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 plan and subject to compliance with the conditions specified.

CONDITION 1 The development hereby permitted shall be begun before the expiration of 5 years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

CONDITION 2 The materials and finishes of the external walls and roof of the extension hereby permitted shall match in colour and texture those of the existing dwelling house.

Reason: In the interests of amenity in accordance with policies G1 of the West Sussex Structure Plan, DEV1 of the West Sussex Structure Plan Deposit Draft and GEN7 of the Arun District Local Plan.

CONDITION 3 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, no windows or other openings (other than those shown on the plans hereby approved) shall be formed at first floor level in the southerly side elevation of the extension without the prior permission of the Local Planning Authority on an application in that behalf.

Reason: To protect the amenities of adjoining residential properties in accordance with policies B1, G1, G5 of the West Sussex Structure Plan, DEV1 of the West Sussex Structure Plan Deposit Draft and GEN7, DEV19

of the Arun District Local Plan.

CONDITION 4 This permission relates to the amended plan submitted on 2nd February 2004 and not to the plan originally submitted.

Reason: For the avoidance of doubt and because the scheme as originally submitted was unacceptable to the Local Planning Authority.

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

Case Officer: Mr T Rodway

13th February 2004

Decision Notice Issued:

IT IS IMPORTANT THAT YOU READ THE NOTES ATTACHED TO THIS DOCUMENT