

Mr D J Moore
57 Harbour View Road
Pagham
West Sussex
PO21 4RQ

Planning Department
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

19th March 2018

Dear Sirs,

Reference: 57 Harbour View Road, Pagham, West Sussex, PO21 4RQ
Garage roof renewal – Planning Application

Please find attached the duly completed (on-line) planning application inclusive of additional documentation in support of my request.

For your information, I have previously telephoned and talked to a very helpful young lady on reception as to the outline of my planned development on my bungalow and the best way to take this forward, ie how to proceed with making a Planning Application. At the time, she was of the opinion that this may not be necessary and what I had in mind could be a “permitted development”. However added, it would be wise to consult with the Duty Planning Officer, who was not available then, but on limited hours in the mornings. I telephoned the Duty Planning Officer the next day and explained what I was hoping to do, which broadly consists of replacing a garage flat felt roof system with a pitch tiled roof that will be extended from the gable end of the bungalow. To accommodate this, the front façade of the garage will need to be brought forward to align with the bungalow and a “Sussex Hip” provided accordingly. The Duty Planning Officer was also of the opinion (in his words 99% certain) that this would be a “Permitted Development”. I confirmed that whilst I was hopeful, I had looked through the Legislation but that I could not be sure due to the complexity of the reference documentation. He then advised that it was possible to apply for a “Certificate of Lawful Development” which would confirm this either way. I therefore applied for one of these certificates and have received a response back from Mr Simon Davis advising that my proposal fails to meet requirements on two counts and he would therefore not be able to issue a “CLP”, and my application for a “CLP” would be refused accordingly.

Taking the foregoing into consideration, I would be most grateful if you could proceed with processing my Planning Application accordingly.

Please advise if I can provide any further information to assist you in your deliberations, I look forward to hearing from you in due course.

Yours faithfully,

Dave Moore