TOWN AND COUNTRY PLANNING ACT 1990

ARUN DISTRICT COUNCIL

DECISION NOTICE COPY CONSENT

Application Ref: Y/28/99/

1 **To Addressee**

Mr A W Rogers
40 Dawn Crescent
Upper Beeding
West Sussex
BN14 3WH

2 **Site Address**

Rear of Evergreen & Devona
Bilsham Road
Yapton

3 **Description of Development**

Approval of reserved matters following outline approval Y/48/98 for one detached dwelling

4 Approval of reserved matters following outline approval.

In pursuance of their powers under this Act and related Orders and Regulations the Council APPROVE The Reserved Matters of the 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 No development shall be carried out unless and until a schedule of materials and finishes and samples of such materials and finishes to be used for external walls and roof of the proposed dwelling have been submitted to and approved by the Local Planning Authority.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of amenity by endeavouring to achieve a building of visual quality.

CONDITION 3 The window on the north east elevation of the building shall at all times be glazed with obscured glass.

Reason: To protect the amenities and privacy of the adjoining property.

CONDITION 4 No windows (other than those shown on the plans hereby approved) shall be constructed in any elevation of the dwelling hereby permitted without

the prior permission of the Local Planning Authority on an application in that behalf.

Reason: To protect the amenities and privacy of the adjoining properties.

CONDITION 5 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, (or any Order revoking and re-enacting this Order) no extensions to the dwelling house shall be erected within the curtilage.

Reason: To maintain adequate amenity space around the development and safeguard the privacy and amenity of adjoining occupiers.

Informative

The applicants attention is drawn to the continuing requirement for compliance with Conditions 3 and 4 of Planning Permission Y/48/98.

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

Case Officer: Miss L Briggs

11th August 1999

Decision Notice Issued:

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