



**Sutton**



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D2015/71340/HHA

The Council of the London Borough of Sutton as Local Planning Authority under the provisions of Part III of the Town and Country Planning Act 1990, DO HEREBY GRANT permission for the development specified in the First Schedule hereto, subject to the conditions (if any) specified in the Second Schedule.

**WARNING:** It is in your interests to ensure you obtain the approval of the Local Planning Authority, where the conditions require that to occur. Failure to comply with the following conditions may lead to enforcement action to secure compliance.

#### FIRST SCHEDULE

The development specified in the application for planning permission received valid on 02/03/2015 namely:

4 CLARICE WAY Wallington SM6 9LD

Erection of a single storey rear extension involving alterations to existing patio, alterations to front and roof of garage in connection with conversion into a habitable room.

#### SECOND SCHEDULE

(1) The development must be begun not later than the expiration of three years beginning with the date hereof.

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

(2) All external facing materials, treatments and finishes shall be similar to those of the original building. Where this is not possible the type and treatment of the materials to be used shall be agreed in writing by the Local Planning Authority prior to the development being carried out.

Reason: To ensure that the extension harmonises with the existing building.

(3) The development hereby permitted shall be carried out in accordance with the following approved plans: Design and Access Statement, CLRCWY-L000, CLRCWY-L001,

CLRCWY-P002, CLRCWY-L301, CLRCWY-E301, CLRCWY-E302, CLRCWY-E303, CLRCWY-E304, CLRCWY-P301, CLRCWY-P302, CLRCWY-E002, CLRCWY-E003, CLRCWY-E004, CLRCWY-E001 and CLRCWY-P001.

Reason: For the avoidance of doubt and in the interests of proper planning.

**INFORMATIVES.**

(1) This application has been assessed against the relevant policies of the London Plan 2011, Sutton's Core Planning Strategy 2009 and the Site Development Policies DPD 2012. The proposal is generally in accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004 (as amended) and for this reason planning permission is granted.

(2) The submitted application complied with the relevant planning policies and Sutton Council has accordingly granted planning permission.

**I would draw your attention to the need to discharge the condition(s) attached to the consent, in some instances before work commences on site. Site visits relating to the construction are a matter for Building Control not planning. Their telephone number(s) are 020 8770 6263/6325/6312.**



Executive Head of Economic Development, Planning and Sustainability	Date: 27 April 2015
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(LBSDCNGTDHHA)

LONDON BOROUGH OF SUTTON  
APPENDIX TO PLANNING DECISION NOTICES  
NOTES TO APPLICANTS

**APPEALS.**

If the **applicant** does not agree with the decision of the Council **they alone** may appeal in accordance with sections 78 and 79 of the Town and Country Planning Act 1990 against a condition of the permission within 12 weeks from the date of the decision notice or if the decision relates to the same or substantially the same land and development as is already the subject of an enforcement notice (*Insert Ref number*) you must appeal within 28 days of the date of this notice. If an enforcement notice is subsequently served then you have 28 days from the date of the enforcement notice or 12 weeks from this decision whichever period expires earlier.

Before you decide to appeal you may wish to consider amending your proposal to meet the Council's reasons for refusing permission. The Council's planning staff are always prepared to discuss with you ways to avoid an appeal by submitting an alternative application. This may involve a charge in line with our pre-application service.

If you decide to appeal you must get the householder appeal form from the Secretary of State for the Environment, at The Planning Inspectorate, Room 3/03 Kite Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PB (Tel: 0117-372 6372). When you have completed the form you should send copies to the following:

- (a) Director of Environmental Services, 24 Denmark Road, Carshalton, Surrey SM5 2JG
- (b) The Secretary of State for the Environment (address as above).

Remember to keep a copy for your own records. The Secretary of State can allow a longer period for you to give notice of an appeal but only in special circumstances.

There are certain cases where the Secretary of State will not entertain an appeal. Further details are available from Bristol.

**PURCHASE NOTICES.**

Part VI of the Town and Country Planning Act 1990 deals with cases where planning permission is refused or granted subject to conditions and the owner of the land claims that the land is incapable of "reasonably beneficial use". A Purchase Notice can be served on the Council requiring the owners interest in the land to be purchased.

**CLAIMS FOR COSTS.**

In certain circumstances following an appeal decision a claim may be made against the Local Planning Authority for compensation. The circumstances in which such compensation is payable are set out in Section 114 of the Town and Country Planning Act 1990.

**DISCHARGING CONDITIONS.**

Where a condition needs written approval of the materials, landscaping etc. the Local Planning Authority has 8 weeks to give you a decision. You may appeal to the Secretary of State if a decision has not been made within the 8 weeks or a refusal of permission in writing has been given.