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THE LAND PLANNING AND DEVELOPMENT (GUERNSEY) LAW, 2005

AND SECTION 19 OF THE LAND PLANNING AND DEVELOPMENT (GENERAL PROVISIONS) ORDINANCE, 2007

NOTIFICATION OF REFUSAL OF PLANNING PERMISSION

PROPOSALS: Erect rear two storey and single storey extension

LOCATION: 19 Jardin De Haut, Mont Arrive, St. Peter Port.

APPLICANT: Mr T Skillett

I refer to the application referred to below received as valid on 02/03/2010 regarding the above proposals as described more fully in the application and drawings referred to below.

Date of refusal of permission: 09/04/2010

Drawing Nos: Martel design Ltd 09-101/04B

Application Ref: FULL/2010/0661

Property Ref: A105500019-P01

The Department has decided to refuse your application under the provisions of section 16 of the Land Planning and Development (Guernsey) Law, 2005 for the following reasons:-

1.The proposal, by reason of its close proximity to the dwelling and curtilage at 18 Jardin De Haut, would have an unacceptable, overbearing, adverse impact upon the residential amenity of the neighbouring property by reason of overshadowing. As such, the proposal would be contrary to the requirements of Policies DBE1 and GEN12 of the Urban Area plan.

OTHER REMARKS:-

Right of appeal against planning decisions

Your attention is drawn to the provisions of Section 68(1) of the Land Planning and Development (Guernsey) Law 2005, which provides a right of appeal, against a decision to refuse an application for planning permission or outline

planning permission to the Planning Tribunal on the merits. An appeal to the Planning Tribunal under section 68 of the Law against this decision must be made before the expiry of the period of six months beginning with the date on which the Department made this decision.

Copy of representations made

In reaching this decision the Department took into account any written representations arising from consultations made under Section 11(1) of the Land Planning and Development (General Provisions) Ordinance, 2007 ('the Ordinance'). A copy of any representations made to the Department under section 11 will be included with this decision in accordance with section 19 of the Ordinance.

A J ROWLES
Director of Planning Control Services