



Brighton & Hove City Council

Dear Mr Samuel Musgrave:

The Application PP-12597833 that you submitted as an Agent on 26 Nov 2023 in its version 1 has been analysed using an artificial intelligent algorithm. This software reviews the application prior to formal validation from the local authority. Based on this assessment it has been evaluated that your application is likely to be made invalid. Please see below the details of the checks that were applied against your application and please can you resubmit the application through the planning portal after amending the reasons for invalidity.

During this analysis the tool has reviewed the application and its document and found the following errors:

- The element Scale Bar has not been found in Site/Block Plan - Existing.
- The element Scale Bar has not been found in Location plan.

Please can you review these errors and re-submit your application using the planning portal. Once re-submitted this process will run again and your application re-analysed, should the application be considered Valid you will receive a valid letter.

Regards,

Brighton Validation Team

The AI Algorithm has applied the following rules:

For attachment 2023-10-01 - Location and Block Plan.pdf (Location plan) the elements North Point, Red Boundary and Scale Bar are required and they are not present

For attachment 2023-10-01 - Location and Block Plan.pdf (Site/Block Plan - Existing) the elements North Point and Scale Bar are required and they are not present

For attachment 2023-10-03 - Existing Elevations.pdf (Elevation (Front) - Existing) the element Scale Bar is required and it is present

For attachment 2023-10-04 - Proposed Elevations.pdf (Elevation (Front) - Existing) the element Scale Bar is required and it is present

Either the existing side and/or proposed side has not been found inside the drawing attachments. The AI Validator considers these labels to be mandatory for single storey side extensions for Lawful Development Certificates. Or/and one or more of the following secondary labels has not been found: proposed front and proposed rear (elevations). The AI Validator considers it mandatory for at least one of these labels to be present. The AI Validator has, therefore, done a different check, looking only for the labels existing and proposed instead.

We are performing Spatial Analysis to detect intersections against planning application with a polygon. The Block plan is mandatory and it has been found.

The red boundary from the location plan has been validated as an accurate match to the Land Registry polygon for this site.