DELEGATED REPORT

FILE REFERENCE: HNT/2016/0024

MAIN ISSUES:

Impact on nearby residential amenity

PUBLICITY/REPRESENTATIONS:

Parish Council – No comments received.

Neighbours – No representations have been received.

CASE OFFICER ASSESSMENT:

The Town and Country Planning (General Permitted Development) (England) Order 2015 gives provision for the larger homes extension allowances to continue up until 30th May 2019. Applicable to this application is the allowance to extend a detached dwellinghouse in the form of a single storey rear extension to a depth of between 4m – 8m, subject to the notification scheme.

This application relates to a conservatory / orangery extension which would project 5m beyond the rear elevation of the dwellinghouse. No objections have been received and accordingly the Local Planning Authority must conclude that Prior Approval is not required as to the impact of the proposed development on the amenity of any adjoining properties. The proposal therefore accords with the provisions of Class A, Part 1 of Schedule 2 of The Town and Country Planning (General Permitted Development) Order 2015 and it is recommended for approval.

RECOMMENDATION:

Approve

Date 25/07/2016 **Signed** _____
Mark Ollerenshaw

DEVELOPMENT CONTROL MANAGER COMMENTS:

Date **Signed** _____