Beacon Authority 2008-2009 Tackling Climate Change

Development Control
Application No F/11/69919
Your ref
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07 March 2012

Town and Country Planning Act 1990
Town and Country Planning (Development Management Procedure) (England) Order 2010

Application No. F/11/69919

In pursuance of their powers under the above Act and in accordance with your application received on 11 November 2011, with subsequent amendments dated

30/11/2011

the Council, as Local Planning Authority hereby PERMIT the following :

Description: Single & two storey side extension with first floor side window, following demolition of existing single storey garage/extension
Site: Oakview, Moorhill Road, West End, Southampton, SO30 3AZ

Subject to due compliance with the following conditions:

(1) The development hereby permitted shall be carried out in accordance with the following approved plans: M.R.001, M.R.002B. Reason: For the avoidance of doubt and in the interests of proper planning.

(2) The development hereby permitted must be begun within a period of three years beginning with the date on which this permission is granted. Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

(3) The materials to be used must match as closely as possible, in type, colour and texture, those on the existing building. Reason: To ensure a satisfactory visual relationship of the new development to the existing.

(4) No additional or altered window shall be constructed in the side facing elevation of the extension hereby permitted without the prior written permission of the Local

Planning Authority. Reason: To protect the amenity and privacy of the occupiers of the adjoining property.

(5) The window at first floor level on the side elevation that serves the en-suite bathroom, must be glazed with obscure glass with any opening parts a minimum height of 1.7m above the internal floor level of the room, and must thereafter be maintained in that condition. Reason: To preserve the amenity of the adjoining property.

(6) Prior to the development hereby approved being brought into use, a minimum of three car parking spaces shall be provided within the curtilage of the site and thereafter maintained and kept available. Reason: To ensure adequate parking provision within the site in accordance with the standards of the Local Planning Authority.

Note to Applicant: It is considered that, subject to compliance with the conditions and any obligations attached to this permission, the proposed development is acceptable because it will not materially harm the character of the area, the amenity of neighbours or highway safety, and it is in accordance with the policies and proposals of the development plan, as listed below, and after due regard to all other relevant material considerations the local planning authority is of the opinion that permission should be granted.

The following development plan policies are relevant to this decision and the conditions attached to it:

Eastleigh Borough Local Plan Review 2001-2011, saved Policies 59.BE.

C L Thomas
Head of Development Control

N.B. See Enclosed Notes (PER)