Development Management
Application No F/15/76349
Your ref
Please ask for Jagdeep Birk
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Hours of work Mon-Thurs 9-5, Fri 9-4.30
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94 Hiltingbury Road
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SO53 5NZ

08 June 2015

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

Application No. F/15/76349

In pursuance of their powers under the above Act and in accordance with your application received on 13 April 2015

the Council, as Local Planning Authority hereby REFUSE PLANNING PERMISSION for the following :

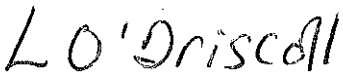
Description: One and two storey rear extension
Site: 40 Brownhill Road, Chandler's Ford, Eastleigh, SO53 2EA

For the following reasons:
(1) The proposed development by reason of excessive rearward projection, bulk and mass, would result in an overly dominant and obtrusive feature and would not reflect the pattern of development in the locality and would unduly harm the character and appearance of the host dwelling and the surrounding area. The proposal would therefore be contrary to the Eastleigh Borough Local Plan Review (2001-2011), saved policy 59.BE, and the Submitted Eastleigh Borough Local Plan 2011 - 2029, July 2014, policy DM1, (the Submitted Local Plan) comprising:
- Revised Pre-submission Eastleigh Borough Local Plan 2011 - 2029, published February 2014; and
- Schedule of Proposed Minor Changes, submitted to the Secretary of State in July 2014'
Supplementary Planning Guidance : Quality Places (2011), Supplementary Planning Guidance: Residential Parking Standards (2009).

Note to Applicant: The application was refused following the assessment of the following plans: A, B, C, D, E, F.

In accordance with paragraphs 186 and 187 of the National Planning Policy Framework, Eastleigh Borough Council takes a positive approach to the handling of development proposals so as to achieve, whenever possible, a positive outcome and to ensure all proposals are dealt with in a timely manner.

All references to the Submitted Eastleigh Borough Local Plan relates to the Submitted Eastleigh Borough Local Plan 2011 - 2029, July 2014, comprising:
- Revised Pre-submission Eastleigh Borough Local Plan 2011 - 2029, published February 2014; and
- Schedule of Proposed Minor Changes, submitted to the Secretary of State in July 2014



Louise O'Driscoll
Head of Development Management

N.B. See Enclosed Notes (REF)