For official use only (date received): 06/10/2015 17:01:38

The Planning Inspectorate

QUESTIONNAIRE (s78) HOUSEHOLDER APPEAL (Online Version)

When you have submitted this questionnaire, you must send a copy, with attachments, to the appellant/agent. Any documents which you have indicated as 'To follow' should also be sent to the case officer by the date given in the start letter.

Appeal Reference	APP/W1715/D/15/3134133
Appeal By	MR R ROOKE
Site Address	45 High Street Botley SOUTHAMPTON SO30 2EA

PART 1

1. Do you agree that the Householder Appeals Service (HAS) written representation procedure is appropriate for this appeal? Please note there must be exceptional reasons for us to agree to a procedure other than HAS.	Yes	☑ No	☐
2.a. Are there any appeals or matters relating to the same site still being considered by us or the Secretary of State?	Yes	☐ No	☑
2.b. Are there any appeals or matters adjacent or close to the site still being considered by us or the Secretary of State?	Yes	☐ No	☑
3. Can the Inspector see the relevant parts of the appeal site from public land?	Yes	☐ No	☑
4. Will the reasons for refusal/grounds of appeal require the Inspector to enter:			
4.a. the appeal site or property to judge the appeal proposal?	Yes	☑ No	☐
To fully assess the site and the proposed development			
4.b. a neighbour's land or property to judge the appeal proposal?	Yes	☐ No	☑
5. Are you aware of any specific health and safety issues, from your Officer's visits to the site or otherwise, which would need to be taken into account when the inspector visits the site?	Yes	☐ No	☑
6. Is the site within:			
6.a. a Conservation area?	Yes	☑ No	☐
Please attach a plan of the Conservation area ☑ see 'Questionnaire Documents' section			
6.b. Is the site adjacent to a Conservation Area?	Yes	☐ No	☑
6.c. A green belt?	Yes	☐ No	☑
6.d. An Area of Outstanding Natural Beauty	Yes	☐ No	☑
7. Would the proposed development affect the setting of a listed building?	Yes	☐ No	☑
8. Did you give publicity, as required, for the site being within a conservation area or affecting a listed building?	Yes	☑ No	☐

If yes, please send a copy of the site notice and the required local advertisement.

☑ see 'Questionnaire Documents' section

9. Is any part of the site subject to a Tree Preservation Order?	Yes	☐ No	☑

PART 2

Environmental Impact Assessment - Schedule 2

10.a.i. Is the proposed development Schedule 2 development as described in Column 1, Schedule 2 of the Town and Country Planning (Environmental Impact Assessment) Regulations 2011?	Yes	☐ No	☑

Screening

10.c.i. Have you issued a Screening Opinion (SO)?	Yes	☐ No	☑

Environmental Statement (ES)

10.d. Has the appellant supplied an environmental statement?	Yes	☐ No	☑

Publicity

10.e. If applicable, please send a copy of the site notice and local advertisement published under Article 15 of the DMPO 2015, as required for EIA development with your case file.	Applies	☐ N/A	☑
11.a. the development hereby permitted shall begin not later than three years from the date of this decision.	Yes	☑ No	☐
11.b. the materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.	Yes	☑ No	☐
11.c. the development hereby permitted shall be carried out in accordance with the approved plans.	Yes	☑ No	☐
11.d. any other conditions you regard as necessary?	Yes	☑ No	☐

Details of the condition(s) and reasons you regard the condition(s) as necessary are:

☑ the box below

(1) The building the subject of this permission must be used only for purposes incidental to the enjoyment of the dwelling house and shall not be used for any business, commercial or industrial purposes whatsoever. Reason: To protect the amenities of nearby residents.

(2) The development hereby permitted must be occupied only in conjunction with the existing dwelling as a single dwelling and at no time shall a separate dwelling unit be established. Reason: The site is not suitable for sub-division into separate curtilages

PART 3

12.a.i. All the plans submitted with the application; ☑

☑ see 'Questionnaire Documents' section

12.a.ii. A list of the plans submitted with the application, stating each reference number and clearly indicating which of these plans was under consideration at the time the application was decided; ☑

☑ see 'Questionnaire Documents' section

12.b.i. A copy of the letter with which you notified interested parties about the householder planning application and a list of the addresses to which it was sent; ☑

☑ see 'Questionnaire Documents' section ☑ see 'Questionnaire Documents' section

12.b.ii. All representations received from interested parties about the application; ☑

☑ see 'Questionnaire Documents' section

12.c. A copy of the letter with which you notified people about the appeal and a list of the addresses to which it was sent; ☑

☑ see 'Questionnaire Documents' section ☑ see 'Questionnaire Documents' section

12.d. The Planning Officer's report to committee or delegated report on the application and any other relevant documents/minutes; ☑

☑ see 'Questionnaire Documents' section

12.e. Design and Access Statement (if submitted); ☑

☑ see 'Questionnaire Documents' section

12.f. Extracts from any statutory development plan policy (inc front page, title and date of approval/adoption and status); ☑

☑ see 'Questionnaire Documents' section

12.g. Extracts from relevant policies which have been saved by way of a direction; ☑

☑ see 'Questionnaire Documents' section

12.h. Extracts from any supplementary planning guidance that you consider necessary (and/or any supplementary planning guidance published under previous provisions still in place) together with its status, whether it was the subject of public consultation and consequent modification, whether it was formally adopted and if so, when. In the case of emerging documents, please state what stage they have reached; ☑

☑ see 'Questionnaire Documents' section

12.i. Relevant planning history only (e.g. previous relevant permissions if appropriate), including a list of relevant documents taken into account when considering the application. ☐

12.j. If any Development Plan Document (DPD) or Neighbourhood Plan relevant to this appeal has been examined and found sound/met the basic conditions and passed a referendum, the date the DPD or Neighbourhood Plan is likely to be adopted and, if you consider this date will be before the Inspector's decision on this appeal is issued, an explanation of the Council's policy position in respect of this appeal upon its adoption. You should also include an explanation of the status of existing policies and plans, as they relate to this appeal, upon adoption and which (if any) will be superseded; ☐

12.k. If any DPD or Neighbourhood Plan relevant to this appeal has been submitted for examination, or in the case of a Neighbourhood Plan has been examined and is awaiting a referendum, an explanation of any substantive changes in the progress of the emerging plan, and their relevance to this appeal if it is considered that the plan will not be adopted before the Inspector's decision on this appeal is issued; ☐

12.l. Your Authority's CIL charging schedule is being/has been examined; ☐

12.m. Your Authority's CIL charging schedule has been adopted. ☐

Please advise the case officer of any changes in circumstances occurring after the return of the questionnaire.

LPA Details

I certify that a copy of this appeal questionnaire and any enclosures will be sent to the appellant or agent today. ☑

LPA's reference	C/15/76670

Completed by	JULIE WELLSTEAD
On behalf of	Eastleigh Borough Council

Please provide the details of the officer we can contact for this appeal, if different from the Planning Inspectorate's usual contact for this type of appeal.

Name

Phone no (inc. dialling code)

Email

Please advise the case officer of any changes in circumstances occurring after the return of the questionnaire.

QUESTIONNAIRE DOCUMENTS

Appeal Reference	APP/W1715/D/15/3134133
Appeal By	MR R ROOKE
Site Address	45 High Street Botley SOUTHAMPTON SO30 2EA

The documents listed below were uploaded with this form:

Relates to Section: PART 1
Document Description: 6.a. A plan of the Conservation Area.
File name: Botley conservation area plan.pdf

Relates to Section: PART 1
Document Description: 8. A copy of the site notice and/or the required local advertisement.
File name: Press advert.pdf
File name: site notice.pdf

Relates to Section: PART 3
Document Description: 12.a.i. All the plans submitted with the application
File name: Location plan E412NM001.pdf
File name: Block plan E412NM002.pdf
File name: Elevations and floor plans existing E412NM003.pdf
File name: Elevations and floor plans proposed E412NM004.pdf

Relates to Section: PART 3
Document Description: 12.a.ii. A list of the plans submitted with the application, stating each reference number and clearly indicating which of these plans was under consideration at the time the application was decided
File name: Plan number list.pdf

Relates to Section: PART 3
Document Description: 12.b.i. A copy of the letter with which you notified interested parties about the householder planning application.
File name: Plan. app. notification letter.pdf
File name: Plan App Neighbour List.pdf

Relates to Section: PART 3
Document Description: 12.b.ii. All representations received from interested parties about the application.
File name: Neighbour response.pdf
File name: Consultee responses.pdf

Relates to Section: PART 3
Document Description: 12.c. A copy of the letter with which you notified people about the appeal.
File name: Appeal notification letter.pdf
File name: Appeal Neighbour_List.pdf

Relates to Section: PART 3
Document Description: 12.d. The Planning Officer's report to committee or delegated report on the application and any other relevant documents/minutes.

File name:	officer report.pdf
Relates to Section:	PART 3
Document Description:	12.e. Design and Access Statement (if submitted).
File name:	D & A statement.pdf
Relates to Section:	PART 3
Document Description:	12.f. Extracts from any statutory development plan policy including the front page, title and date of approval/adoption and status.
File name:	DM1 revised pre-submission feb 2014.pdf
File name:	DM10 Revised Pre-Submission Feb 14.pdf
File name:	DM24 revised pre submission feb 2014.pdf
Relates to Section:	PART 3
Document Description:	12.g.Extracts from relevant policies which have been saved by way of a direction.
File name:	28.ES.pdf
File name:	59BE.pdf
File name:	169LB.pdf
File name:	104.T.pdf
File name:	Direction letter and saved policies.pdf
Relates to Section:	PART 3
Document Description:	12.h. Extracts from any supplementary planning guidance that you consider necessary (and/or any supplementary planning guidance published under previous provisions still in place) together with its status, whether it was the subject of public consultation and consequent modification, whether it was formally adopted and if so, when. In the case of emerging documents, please state what stage they have reached.
File name:	Botley Conservation Area Document.pdf

The documents listed below were already attached elsewhere with this form:

Relates to Section:	PART 3
Document Description:	12.b.i. A list of the addresses of the people who were notified of the householder planning application.
File name:	SEE 12B
Relates to Section:	PART 3
Document Description:	12.c. A list of the addresses of the people who were notified of the appeal.
File name:	SEE 12C

PLEASE ENSURE THAT A COPY OF THIS SHEET IS ENCLOSED WHEN POSTING THE ABOVE DOCUMENTS TO US

Completed by	Not Set
Date	06/10/2015 17:01:38
LPA	Eastleigh Borough Council