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Head of Development Control

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08/01/2003

Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995

Application No. 39156/001

In pursuance of their powers under the above Act and in accordance with your application which was made valid on 29 November 2002, with subsequent amendments dated

None

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

ERECTION OF REPLACEMENT 3 STOREY DWELLING

ROSE COTTAGE HILL CLOSE, FAIR OAK, EASTLEIGH

Subject to due compliance with the following conditions:

1. The development hereby permitted must be begun within a period of five 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.
2. Samples of all external facing and roofing materials must be submitted to and approved by the Local Planning Authority before development commences. The development must then accord with these approved details.
Reason: To ensure that the external appearance of any building is satisfactory.
3. The windows at first floor level within the north and south elevation of the development hereby permitted shall be fitted with obscure glazing and so maintained in perpetuity. Reason: In order to protect the privacy of adjoining occupiers.
4. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 1995, no additional or altered window shall be constructed in the north or south elevation of the development hereby permitted without the prior written permission of the Local Planning Authority. Reason: To protect the amenity and privacy of the adjoining occupiers.

5. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 1995, the building must not be extended or altered and there shall be no structures erected within the curtilage without the prior written permission of the Local Planning Authority. Reason: To protect the amenities of adjoining occupiers and prevent the overdevelopment of the site.
6. Note to Applicant: This decision and any condition attached, has been taken in accordance with the development plan policies listed below and with due regard to any other material considerations.

Hampshire County Structure Plan 1996-2011: [UB3]
Eastleigh Borough Local Plan 1997: [25.BE]
Eastleigh Borough Local Plan Review
2001-2011 First Deposit [33.BE & 7.CO]



 C.D. PETERS
HEAD OF DEVELOPMENT CONTROL

N.B. SEE ENCLOSED NOTES (PER)