



**TOWN AND COUNTRY PLANNING ACT 1990: SECTION 192
(as amended by section 10 of the Planning and Compensation Act 1991)**

**TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015: ARTICLE 39**

**NOTICE OF REFUSAL OF APPLICATION FOR A CERTIFICATE OF LAWFUL
PROPOSED USE OR DEVELOPMENT**

Application number: LDC/22/93408

Eastleigh Borough Council ("the Council") hereby refuses an application dated 12 July 2022 made by Mr Matthew Burton Garner for a certificate of lawfulness of use or development ("LDC") in respect of the matter described in the First Schedule below in respect of the land specified in the Second Schedule below and edged red on the plan attached to this Notice for the following reason(s):

based on the information provided, the Council is not satisfied that the proposed development is permitted development under Schedule 2, Part 1, Class A of Schedule 2 to the Town and Country Planning (General Permitted Development) (England) Order 2015 because:

- it would be attached to a previous extension (permitted under Z/11782/003/00) with the resultant overall enlarged part of the dwellinghouse thereby comprising a rear/side extension extending beyond a wall forming a side elevation of the original dwelling house and having a width greater than half the width of the original dwelling house contrary to Class A (j) (iii)

Signed:

A handwritten signature in blue ink, appearing to read "H Devereux".

(Council's Authorised Officer)

Helen Devereux
Legal Services Manager
On behalf of Eastleigh Borough Council

Date: 5 September 2022

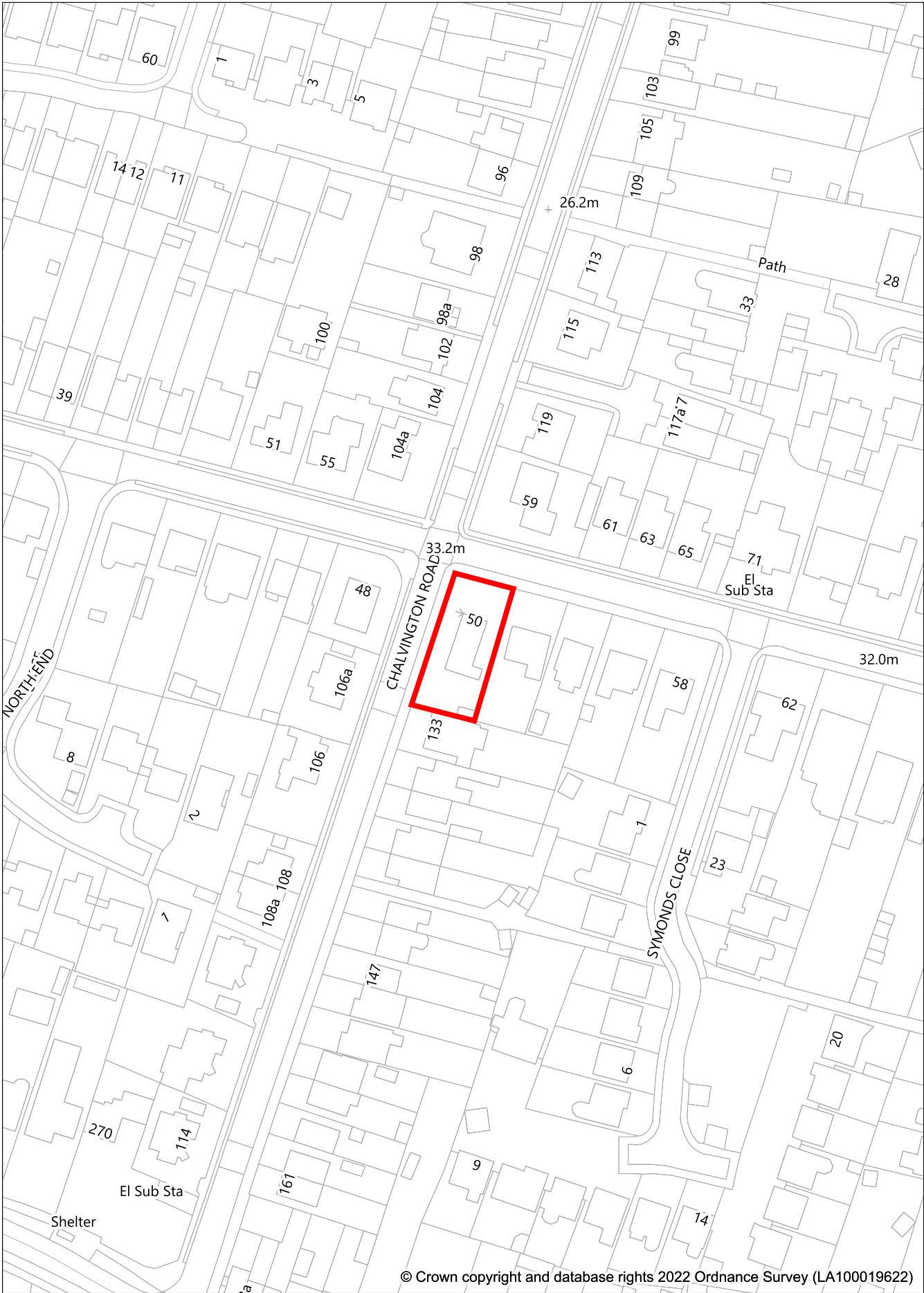
FIRST SCHEDULE

Ground floor side extension to add a utility room, accessed via the existing kitchen

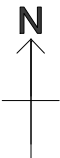
SECOND SCHEDULE

50 Shaftesbury Avenue, Chandler's Ford, Hampshire SO53 3BP

Note: If you are aggrieved by the above decision you may appeal to the Secretary of State under section 195: Appeals against refusal or failure to give decision on application of the Town and Country Planning Act 1990 (as amended by the Planning and Compensation Act 1991).



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Address: 50 Shaftesbury Avenue, Chandler's Ford
SO53 3BP

Date: 22/07/2022 Scale: 1:1250