

MR SIMON DRAYSON
GEORGE AND JAMES ARCHITECTS LTD
THE WORKSHOP INGRAM'S GREEN LANE
MIDHURST
WEST SUSSEX
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Application	H/23/94953
Please ask for	Dorothy Hei-Tung-Hoh
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Monday 19 June 2023

Town and Country Planning Act 1990
The Town and Country Planning (Development Management Procedure) (England)
Order 2015

Application No. H/23/94953

In pursuance of their powers under the above Act and in accordance with your application received on Tuesday 11 April 2023 the Council, as Local Planning Authority hereby
Refuse Planning Permission For the following :

Description: Ground floor extension and loft conversion
Site: 134 PARK ROAD, CHANDLER'S FORD, EASTLEIGH, SO53
1HQ

For the following reasons:

1. The proposed ground floor extension, by reason of its size, scale, location, and the introduction of new materials, would result in a disproportionate, excessive, and cramped addition. It would at odds with the appearance of the host dwelling and have an adverse impact upon the street scene. The proposal is therefore contrary to Policy DM1 of the Eastleigh Borough Local Plan (2016-2036), Quality Places SPD (2011), and the contents of the National Planning Policy Framework (2021).
2. The proposed side and rear dormers, by reason of their siting and introduction of new materials, would result in incongruous additions, at odds with the appearance of the host dwelling, and the character of the wider surroundings. The proposal is therefore contrary to Policy DM1 of the Eastleigh Borough Local Plan (2016-2036), Quality Places SPD (2011), and the contents of the National Planning Policy Framework (2021).

Note to Applicant: The application was refused following the assessment of the following plans: PR201 Rev B, PR101 Rev A, PR200 Rev A, PR000 Rev A, PR300 Rev A, PR103 Rev A, EX000, LOC 01, EX201, PR100, EX101, EX300, EX200 and EX100. In accordance with paragraph 38 of the National Planning Policy Framework

(July 2021), 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.

Yours faithfully

A handwritten signature in black ink, appearing to read "Andy Grandfield". The signature is written in a cursive, flowing style.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes