



LEE MCILVEEN
APPLE TREE ARCHITECTURE
25 CROWS NEST LANE
BOTLEY
SOUTHAMPTON
SO32 2DD

Application	H/24/97471
Please ask for	Rachael Morris
Direct dial	023 8068 8463
Working hours	Mon to Fri 8:30am to 5pm
Email	rachael.morris@eastleigh.gov.uk

Monday 29 July 2024

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

Application No. H/24/97471

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 5 June 2024 the Council, as Local Planning Authority hereby
Refuse Planning Permission For the following :

Description:	Conversion and extension of Garage into Annexe
Site:	2 ELIZABETH CLOSE, WEST END, SOUTHAMPTON, SO30 3LT

For the following reasons:

- 1 The proposed development due to its siting would create an overdevelopment to the front of the site, creating an incongruous feature which is to the detriment of the host dwelling and the locality. As such the proposed development is contrary to Policy DM1 from the Eastleigh Local Plan (2016-2036), the Quality Places SPD and the Annexes for Dependent Relatives SPD.

Note to Applicant: The application was refused following the assessment of the following plans: 1 Rev 4, 2 Rev 3 and 3 Rev 1. In accordance with paragraph 38 of the National Planning Policy Framework (Dec 2023), 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 that reads "N Parker". The signature is written in a cursive style with a horizontal line underneath the name.

Nicholas Parker
Planning Manager

N.B. See Attached Notes