

MR ALAN MACLEAN
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Application	PN/24/98680
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Monday 17 February 2025

The Town and Country Planning (General Permitted Development) (England) Order 2015, Schedule 2, Part 3, Class O

Application No. PN/24/98680

In pursuance of their powers under the above Act and in accordance with your application received on Monday 6 January 2025 the Council, as Local Planning Authority hereby do not authorise and therefore **Prior Approval is Refused** for the following :

Description:	Application for Prior Approval for change of use from Offices/Services (Class E) to 1.no dwelling (Use Class C3) under Class MA of the Town and Country Planning (General Permitted Development) Order
Site:	COBBETTS LODGE, 1 CHURCH LANE, BOTLEY, SOUTHAMPTON, SO30 2EJ

Subject to due compliance with the following conditions:

- 1 The application fails to accord with criteria MA.1 (d) of Class MA, Part 3, Schedule 2 from The Town and Country Planning (General Permitted Development) (England) Order 2015 in that the application property falls within the curtilage of a listed building (13 & 14 Mill Hill).
- 2 The application fails to accord with criteria 3.(9A) of Section 3 from The Town and Country Planning (General Permitted Development) (England) Order 2015 in that the proposed bedroom size of 'Bedroom 2' is not large enough to comply with the 'Technical housing standards – nationally described space standard (March 2015)'.

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