

15th May 2021
Our ref: 2008_81 Botley Road

**APPLICATION TO CERTIFY THAT THE PROPOSED ERECTION OF SINGLE
STOREY REAR EXTENSION IS LAWFUL DEVELOPMENT.**

81 BOTLEY ROAD, OXFORD, OX2 0EZ

SUPPORTING STATEMENT

This application is made by MacLean Architecture + Design Ltd (M/AD) in respect of the property at 81 BOTLEY ROAD, on behalf of the owners of the site, Mark & Marisa Gillett.

THE PROPOSED WORKS FALL WITHIN THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015:

- The property is not Listed nor is it on Article 2(3) designated land*
- The house is semi-detached
- The permission to use the dwellinghouse as a dwellinghouse was not granted by virtue of change of use
- The extension is located to the rear of the property (not the side, nor the front)
- The rear extension does not extend beyond the original house by more than 6m
- The height of the extension within 2m of the boundary does not exceed 3m
- as a result of the works, the total area of ground covered by buildings within the curtilage of the dwellinghouse would not exceed 50% of the total area of the curtilage
- There will be no side-facing windows, balconies, verandas, or raised platforms
- Extracts from Ordnance Survey plans show rear wing as original; see drawing L/1/102_PERMITTED DEVELOPMENT RIGHTS
- The materials used in any exterior work will be of a similar appearance to those on the exterior of the existing house.