

Briefing for discussion

Planning Application No: 22/10485

NEW FOREST DISTRICT COUNCIL DEVELOPMENT CONTROL PARISH AND TOWN COUNCIL CONSULTATION BRIEFING KEY ISSUES ON PLANNING APPLICATION

PARISH: Copythorne

PARISH CONSULTATION EXPIRES: 27/05/2022

APPLICATION NUMBER: 22/10485

ADDRESS: Highbury, Salisbury Road, Copythorne SO51 6AN

PROPOSAL: Single-storey extension

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The purpose of this report is to identify the material planning considerations in this case. More details of what are valid planning considerations can be obtained from our website www.newforest.gov.uk/planning

1. Development Plan Policies and Constraints

Local Plan 2016-2036 Part 1: Planning Strategy

ENV3: Design quality and local distinctiveness

Local Plan Part 2: Sites and Development Management 2014

DM20: Residential development in the countryside

Relevant Advice

Chap 12: Achieving well designed places

Constraints

Plan Area

Plan Policy Designations

Countryside

2. Relevant Site History

Proposal	Decision Date	Decision Description	Status	Appeal Description
13/10477 Single-storey side & rear extension (Lawful Development Certificate that permission is not required for proposal)	07/06/2013	Was Lawful	Decided	
11/96622 Two-storey side and rear extension	07/02/2011	Withdrawn by Applicant	Withdrawn	

3. Matters to consider

Following a desk-based assessment, the matters to consider are:

- Impact on residential amenity of adjacent neighbouring properties, in respect of light, visual intrusion and privacy;
- Impact on the character and appearance of the area, including countryside landscape and character, heritage, scenic and amenity value;
- Impact on ecology and in particular protected species;

ANY COMMENTS MUST BE SUBMITTED TO THE CASE OFFICER BY **27 May 2022** TO ENSURE THEY ARE TAKEN INTO ACCOUNT. COMMENTS ARE BEST MADE ONLINE.

Parish and Town Councils:

In your response on this planning application, please use the following codes;

PAR1: We recommend PERMISSION, for the reasons listed, but would accept the decision reached by the District Council's Officers under their delegated powers.

PAR2: We recommend REFUSAL, for the reasons listed, but would accept the decision reached by the District Council's Officers under their delegated powers.

PAR3: We recommend PERMISSION, for the reasons listed below.

PAR4: We recommend REFUSAL, for the reasons listed.

PAR5: We are happy to accept the decision reached by the District Council's Officers under their delegated powers.