

67 Hollybank Crescent, Hythe SO45 5GF



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1. Site

1.1 The application site contains a semi-detached property within the built-up area of Hythe.



2. Site & Planning History

2.1 NFDC website shows no planning history for the property

3. Proposal

3.1 This application seeks permission for single storey front and side extensions and a porch.

4. Design

4.1 The proposal involves the construction a single storey side extension to the kitchen to provide a diner and utility, a single storey front extension to

provide a w/c and larger room which will change from a bedroom to a lounge and the addition of an enclosed porch.

4.2 The primary considerations of this application will be the impact on the street scene and neighbour amenity.

4.3 A wide variety of extensions and alterations have been made to the properties in Hollybank Crescent and the wider Hollybank area there fore the proposal will not be out of character.

4.4 The works are all single storey and orientated such that there will not be an impact on neighbour amenity.

5. Materials

5.1 The proposed materials will be brick and tile to match the existing property.

6. Parking

6.1 The proposal does not impact on parking requirements or provision

7. Trees

7.1 The NFDC TPO register does not identify any protected trees on or adjacent to the site.

8. Biodiversity

8.1 The required biodiversity checklist is submitted as supporting information with this application.

9. Flood Risk

9.1 The Environment Agency flood map does not identify the property as being at risk from flooding.