

**THE TOWN AND COUNTRY PLANNING (ENVIRONMENTAL  
IMPACT ASSESSMENT) REGULATIONS 2017**

**SCREENING OPINION**

**Agent/Applicant:** Stable Architecture Ltd  
17 Firtree Close  
Banbury  
OX16 1JS

**Application Reference:** 24/00201/LBC

**Description Of Proposed Development :** Erection of rear extensions, first floor extension, minor internal and external alterations, and alterations to outbuildings

**Location:** Oakeys Cottage Little Rissington Cheltenham Gloucestershire

The above application was received by Cotswold District Council on 22 January 2024 and was not accompanied by an Environmental Impact Assessment with a formal Environmental Statement.

The development falls under Schedule 2 of the above regulations and is within a “sensitive area” because it falls within an Area of Outstanding Natural Beauty as defined in Regulation 2, subparagraph (1) Interpretation. Having considered the criteria stated within Schedule 3 the Local Planning Authority concludes that it will have no significant environmental effects having regard to its nature, size and location and therefore **will not** require the submission of an Environmental Impact Assessment.

Yours faithfully

**Robert Weaver**  
**Chief Executive**  
**Cotswold District Council**