

Heritage Team Response

Date – 16/12/21

APP/21/01308 – Proposed dog shower installation within rear of garage

Proposed development - 3 Pelham Terrace, Emsworth

The Site

The application site is located in Pelham Terrace, which is a modern development located within the Emsworth Conservation Area boundary. The site a detached garage with a flat above.

Legislative and Policy Context

When assessing the proposal, the following legislation and policy context is taken in consideration.

Section 72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 requires planning authorities, when considering whether to grant planning permission for development which affects a Conservation Area, to have special regard to the desirability of preserving or enhancing the character and appearance of that area.

Proposal:

To create a dog shower within the existing garage.

Assessment:

The development would be located within the existing garage and would not be visible within the wider context of the conservation area.

Overall, the proposals would meet the test of Section 72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 requires planning authorities, when considering whether to grant planning permission for development which affects a Conservation Area, to have special regard to the desirability of preserving or enhancing the character and appearance of that area.

Conclusion

No objection.

Rachael McMurray

Senior Conservation Planner

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