

APP/13/00514

27 BROOK GARDENS, EMSWORTH, PO10 7JY

TWO STOREY SIDE EXTENSION, SINGLE STOREY REAR EXTENSION, ROOF CONVERSION WITH REAR DORMER WINDOW WITH JULIET BALCONY AND FRONT PORCH CANOPY AND DECKING TO REAR.

PLANNING POLICY FRAMEWORK

NPPF paragraphs 14 and 115; CS12 & CS16: Adopted Havant Borough Local Plan. Chichester Harbour AONB Management Plan 2004-2009: BD1: Appendix 3: Policy B3. Chichester Harbour AONB Design Guidelines for New Dwellings and Extensions.

CHICHESTER HARBOUR CONSERVANCY'S COMMENTS

Due to the position of the planning proposals within the Settlement Policy Areas/Urban Area, and/or full enclosure by larger scale development in the countryside and/or their scale, height and form; the developments listed below would not in our view be intrusive or harmful to the wider AONB landscape or the designated nature conservation sites.

DATE CONSIDERED

21/06/13

CONSIDERED BY

Chichester Harbour Conservancy Officers under delegated powers.

RECOMMENDATION

The Local Planning Authority is advised that the Conservancy has no objection to this application.