

09/2005/001

MR & MRS WHITMARSH

ERECTION OF CONSERVATORY TO REAR OF ELMS GREEN, CHIPSTABLE

04306/27018

FULL PERMISSION

PROPOSAL

The proposal comprises the erection of a conservatory, measuring 3.5 m x 3 m and 3 m to the ridge on the rear elevation of the dwelling. Materials to match existing.

The applicant is a Ward Councillor.

CONSULTATIONS AND REPRESENTATIONS

PARISH COUNCIL no objection.

POLICY CONTEXT

Taunton Deane Local Plan Policies SI, S2 and H19 seek, inter alia, to safeguard visual and residential amenity.

ASSESSMENT

Proposed conservatory is to the rear of the property, screened by existing boundary wall and fence. Proposal will not harm the visual or residential amenity of the area, and therefore considered acceptable.

RECOMMENDATION

Permission be GRANTED subject to conditions of time limit and materials. Notes re compliance, building over sewer.

REASON(S) FOR RECOMMENDATION:- The proposed development would not adversely affect residential or visual amenity and accordingly does not conflict with Taunton Deane Local Plan Revised Deposit Policies SI, S2 or H19.

In preparing this report the Planning Officer has considered fully the implications and requirements of the Human Rights Act 1998.

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NOTES: