

14/2006/003

MR & MRS L ROADHOUSE

**ERECTION OF SINGLE STOREY EXTENSION (EAST ELEVATION), GUBBINS,
HYDE LANE, CREECH ST MICHAEL**

27166/25805

FULL

PROPOSAL

Detached 2 storey dwelling on corner site, which has previously been extended by a permission in 1999. Now proposed to have a single storey extension on the east elevation. Dimensions are 3.2 m x 5 m with a mono-pitch sloping roof and materials are tiles and brick to match existing.

CONSULTATIONS AND REPRESENTATIONS

PARISH COUNCIL object, felt that it would have a detrimental visual impact and detrimental impact on the neighbours.

POLICY CONTEXT

Taunton Deane Local Plan Policies S1 - General Requirements, S2 - Design, H17 - Extensions to Dwellings.

ASSESSMENT

Site is within a residential curtilage and well screened by 2 m fencing around the site. Although it is close to next door it is considered it will not have any significant impact and there are existing buildings (sheds) in the corner to be replaced.

RECOMMENDATION

Permission be GRANTED subject to conditions of time limit and materials.

REASON(S) FOR RECOMMENDATION:- The proposal will not have any adverse visual or neighbour impact and therefore meets the requirements of Taunton Deane Local Plan Policies S1, S2 and H17.

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

CONTACT OFFICER: 356313 MRS H PULSFORD (MON/TUES/WED)

NOTES:

