

DELEGATED DECISION OFFICER REPORT

| AUTHORISATION | INITIALS | DATE |
|---|----------|------------|
| File completed and officer recommendation: | SB | 13/01/2020 |
| Planning Development Manager authorisation: | TF | 16/01/2020 |
| Admin checks / despatch completed | CC | 16/01/2020 |
| Technician Final Checks/ Scanned / LC Notified / UU Emails: | AP | 16/1/2020 |

Application: 19/01869/HHPNOT

Town / Parish: Ramsey & Parkeston Parish Council

Applicant: Mr and Mrs O'Hara

Address: 46 Mayes Lane Ramsey Harwich

Development: Proposed single storey conservatory to the rear of the property, 4m deep and 3.45m high.

1. Town / Parish Council

Ramsey and Parkeston
Parish Council

2. Consultation Responses

N/A

3. Planning History

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|---------------------|--|---------|
| 19/01869/HHPNO T | Proposed single storey conservatory to the rear of the property, 4m deep and 3.45m high. | Current |
|---------------------|--|---------|

4. Relevant Policies / Government Guidance

N/A

5. Officer Appraisal (including Site Description and Proposal)

A prior notification has been received by Tendring District Council in relation to the Town and Country Planning (General Permitted Development) (England) Order 2015, Schedule 2, Part 1, Class A for a proposed single storey rear extension at 46 Mayes Lane, Ramsey, Harwich. The single storey rear conservatory measures 4m deep with an eaves height of 2.35m and maximum height of 3.45m.

No objections have been received from neighbouring properties.

The proposed single storey rear conservatory is consistent with the provisions of the above mentioned Order and is classed as permitted development, subject to the conditions set out in Class A3 and A4.

6. Recommendation

HHPN - Prior Approval Not Required

7. Conditions / Reasons for Refusal

- 1 Drawing titled Block/Site Plan scaled at 1:500 and drawings illustrating elevational views.

8. Informatives

N/A

| | | |
|---|------------|-----------|
| Are there any letters to be sent to applicant / agent with the decision? If so please specify: | YES | NO |
| Are there any third parties to be informed of the decision? If so, please specify: | YES | NO |