

DETERMINATION AS TO WHETHER PRIOR APPROVAL IS REQUIRED

Applicant:

Mr Downing
20 Ardley Meadows
Whitbourne
Worcester
WR6 5SL

Agent:

Mr David Baker
Banbury Windows Ltd
Alton Works
Long Bank
Bewdley
DY12 2UL

Date of Application: 16 October 2019

Application No: 193604

Grid Ref: 371764:256737

Proposed development:

SITE: 20 Ardley Meadows, Whitbourne, Worcester, WR6 5SL
DESCRIPTION: Proposed orangery. The extension will extend beyond the rear wall of the original dwellinghouse by 4 metres. The maximum height of the proposed extension is 3.5 metres and the height of the eaves of the proposed extension is 2.25 metres.

Determination under Part 1 of Schedule 2

THE COUNTY OF HEREFORDSHIRE DISTRICT COUNCIL hereby gives notice that:-

PRIOR APPROVAL IS REFUSED, for the following reason:-

Notwithstanding the proposed development meeting all relevant criteria in regard to Class A of the Town & Country Planning (General Permitted Development) Order it is noted that permitted development rights have been removed via condition 10 attached to the approval of application ref. 133439. Planning permission is therefore required

Determination under Part 1 of Schedule 2

THE COUNTY OF HEREFORDSHIRE DISTRICT COUNCIL hereby gives notice that:-

PLANNING PERMISSION IS REQUIRED, give reason:-

Notwithstanding the proposed development meeting all relevant criteria in regard to Class A of the Town & Country Planning (General Permitted Development) Order it is noted that permitted development rights have been removed via condition 10 attached to the approval of application ref. 133439.

INFORMATIVE:

The applicant is advised that in order for the proposed development to be approved, the applicant must apply for full planning permission.

Planning Services
PO Box 4
Hereford
HR4 0XH

Date: 21 November 2019



ANDREW BANKS
DEVELOPMENT MANAGER

- Please note the appropriate application forms are available from the website www.herefordshire.gov.uk in the section 'Making a Planning Application'
- The applicant is advised that additional Council Tax payments may be sought in the event that the Valuation Office, who routinely monitor decision notices, consider any part of the development hereby permitted to be self-contained. This assessment is particularly likely to be the case in respect of flats, basement conversions, granny annexes, studio rooms and log cabins and/or where the additional accommodation contains its own kitchen, bathroom and bedroom. Further information can be found on the Council's website at <https://www.herefordshire.gov.uk/search?q=annexes>