

45 TOWERSEY DRIVE

Erection of outbuilding to far east of site boundary.

1. Officer Recommendation:

SUPPORTS and has a RESPONSE:

- Subject to the outbuilding remaining ancillary to the main dwelling in perpetuity.

2. Key Issues:

- Impact on Neighbouring Amenity

It is considered that given the relationship with neighbouring properties, the proposals would not give rise to any adverse consequences in terms of loss of light, privacy, or outlook.

The outbuilding should remain ancillary to the main dwelling in perpetuity.

3. Planning History:

SODC Ref	Description	TTC Decision	SODC Decision
P17/S0586/HH	Front porch. First floor side extension, two storey rear extension (as amended by plans received 21/04/2017 showing hipped side roof).	Approved	Granted

4. Risk Appraisal

Dependent on the Town Council’s recommendation to SODC is it likely that there would be a contrary decision by SODC? If so then a councillor should be nominated at the meeting to represent the views of the Town Council at the planning committee.

5. Policies Relevant to the Application

The following policies are of particular relevance when considering this application.

Thame Neighbourhood Plan

- H6 Design new development to be of high quality
- ESDQ16 Development must relate well to its site and its surroundings
- ESDQ28 Provide good quality private outdoor space

SODC Local Plan 2035 Policies

- DES1 Delivering high quality development
- DES5 Outdoor amenity space
- DES6 Residential amenity
- DES7 Efficient use of resources
- DES8 Promoting sustainable design
- H20 Extensions to dwellings