

7 Meadow Close

BH2022/02278

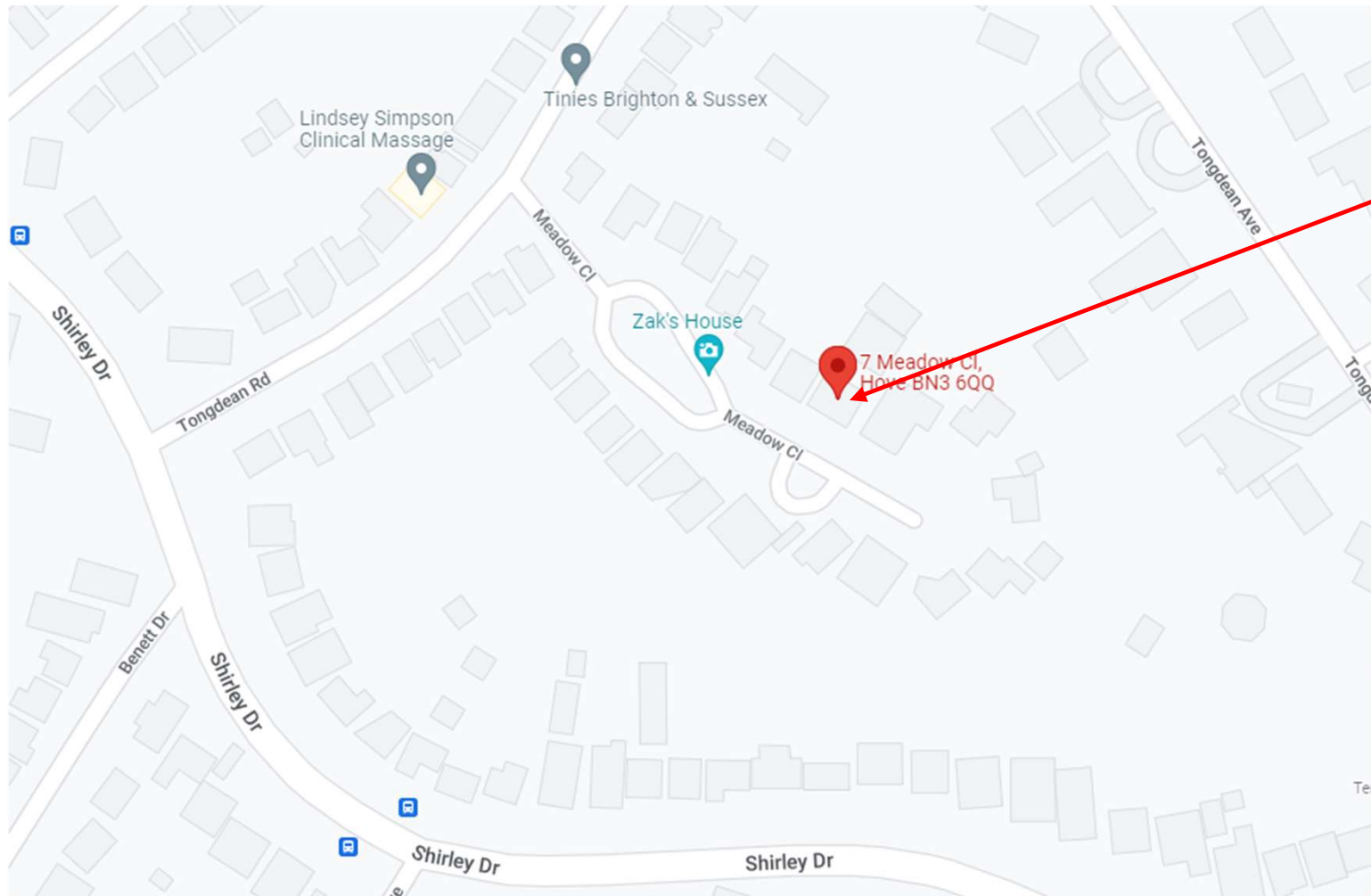


**Brighton & Hove
City Council**

Application Description

- Erection of single storey outbuilding to be used as a liveable office space to include gym, kitchen, bathroom facilities and a raised patio terrace. (Retrospective)

Map of application site



Site

Existing Location Plan



SITE PLAN scale 1:1250

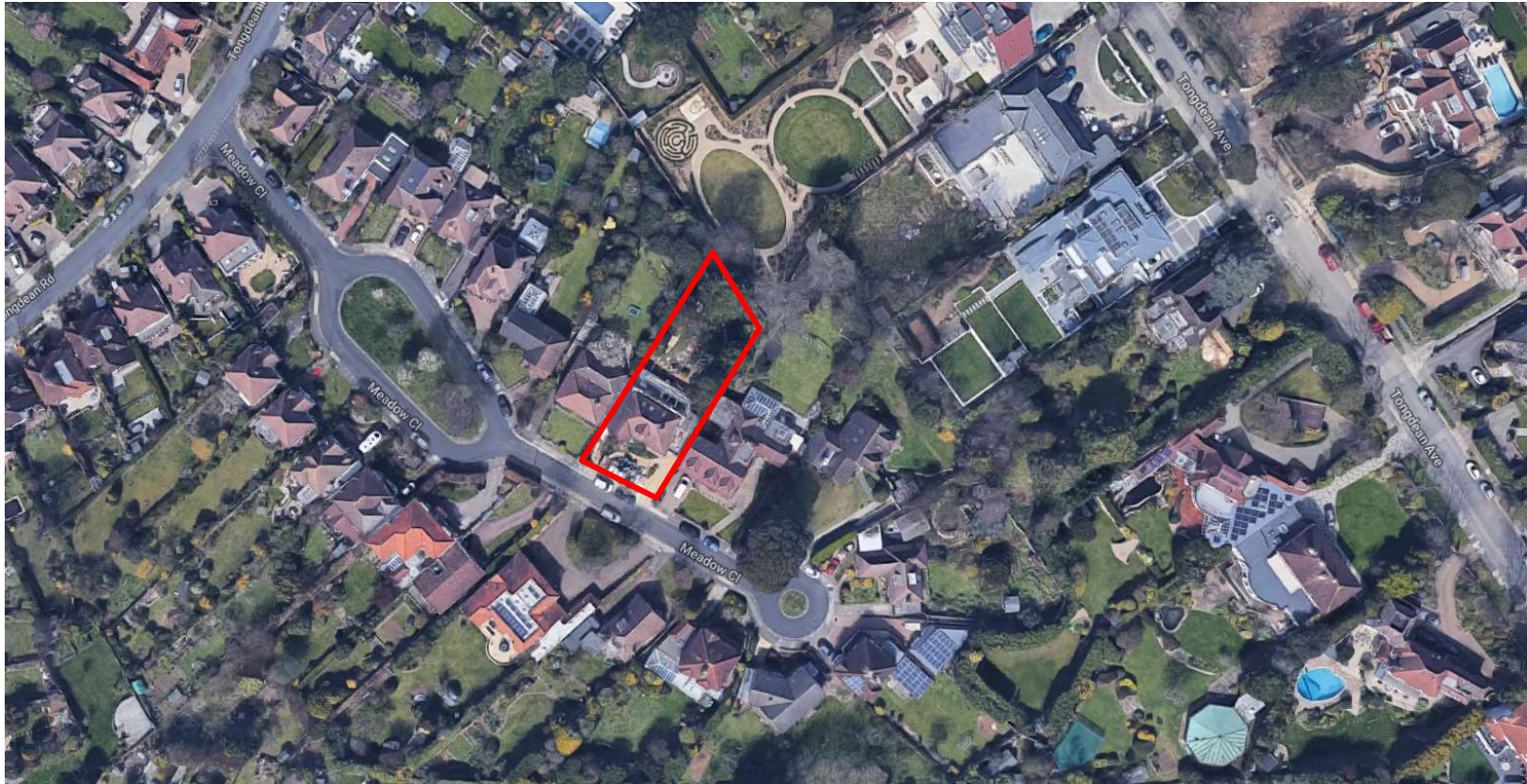
0 20 40 60 80 100 120M

A1 Drawing

Proposed Location Plan



Aerial photo(s) of site



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Street photo(s) of site



Brighton & Hove
City Council

Other photo(s) of site – The outbuilding



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City Council

Other photo(s) of site



- View from the outbuilding to the neighbours at no 6 Meadow Close



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City Council

Other photo(s) of site



- View from the outbuilding to the neighbours at no 8 Meadow Close

Other photo(s) of site



- Photo of the rear boundary with 42 Tongdean Avenue

Other photo(s) of site

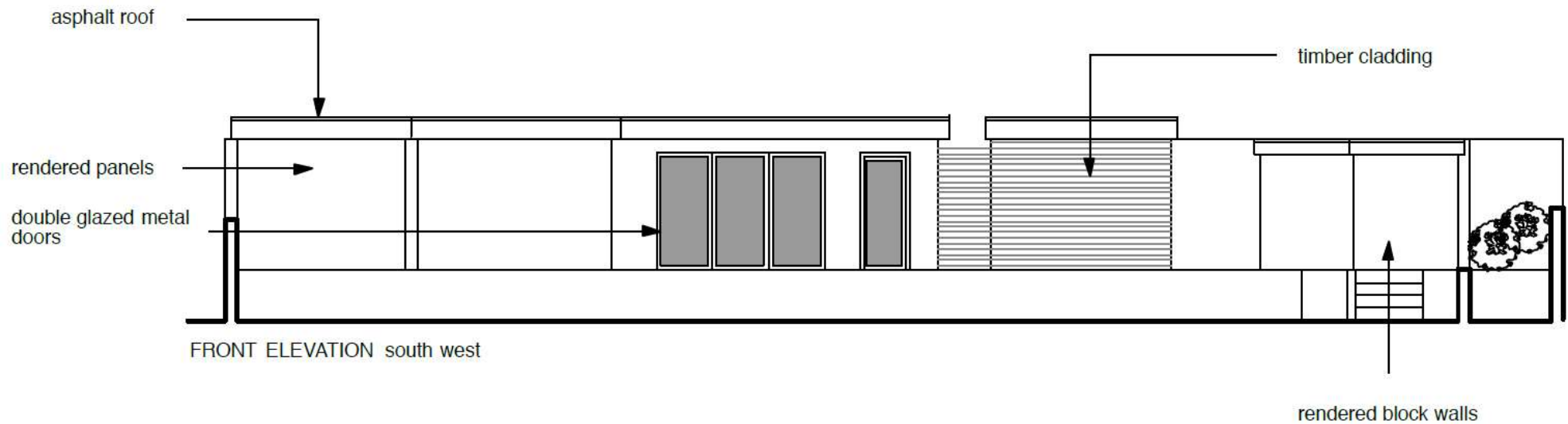


- View from neighbours garden at no 6 of the outbuilding which is concealed by the boundary hedges

Other photos – outbuilding (internal)

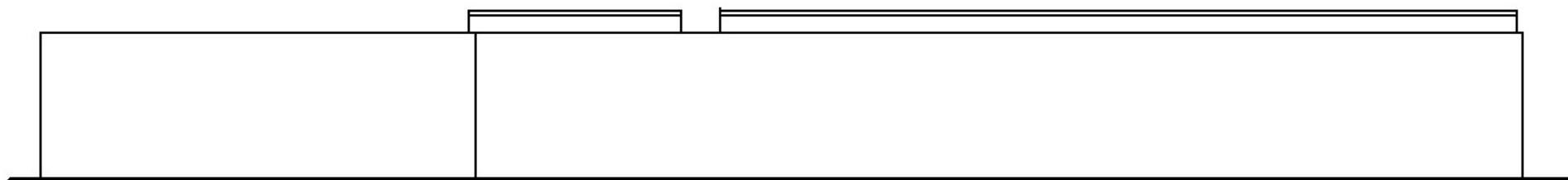


Existing & Proposed Front Elevation



Existing & Proposed Rear Elevation

109



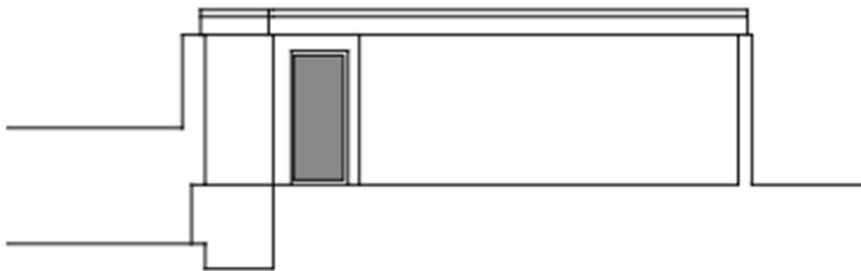
REAR ELEVATION north east

ID

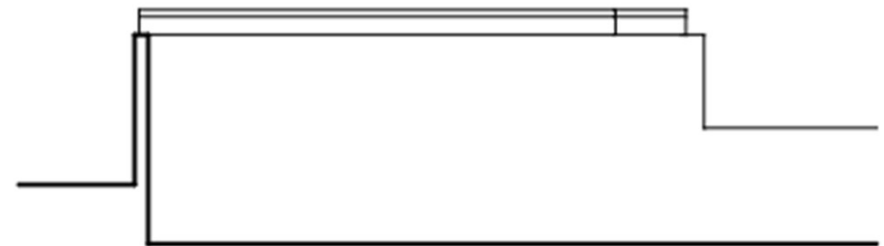


Existing & Proposed Site Section(s)

110



SIDE ELEVATION south east

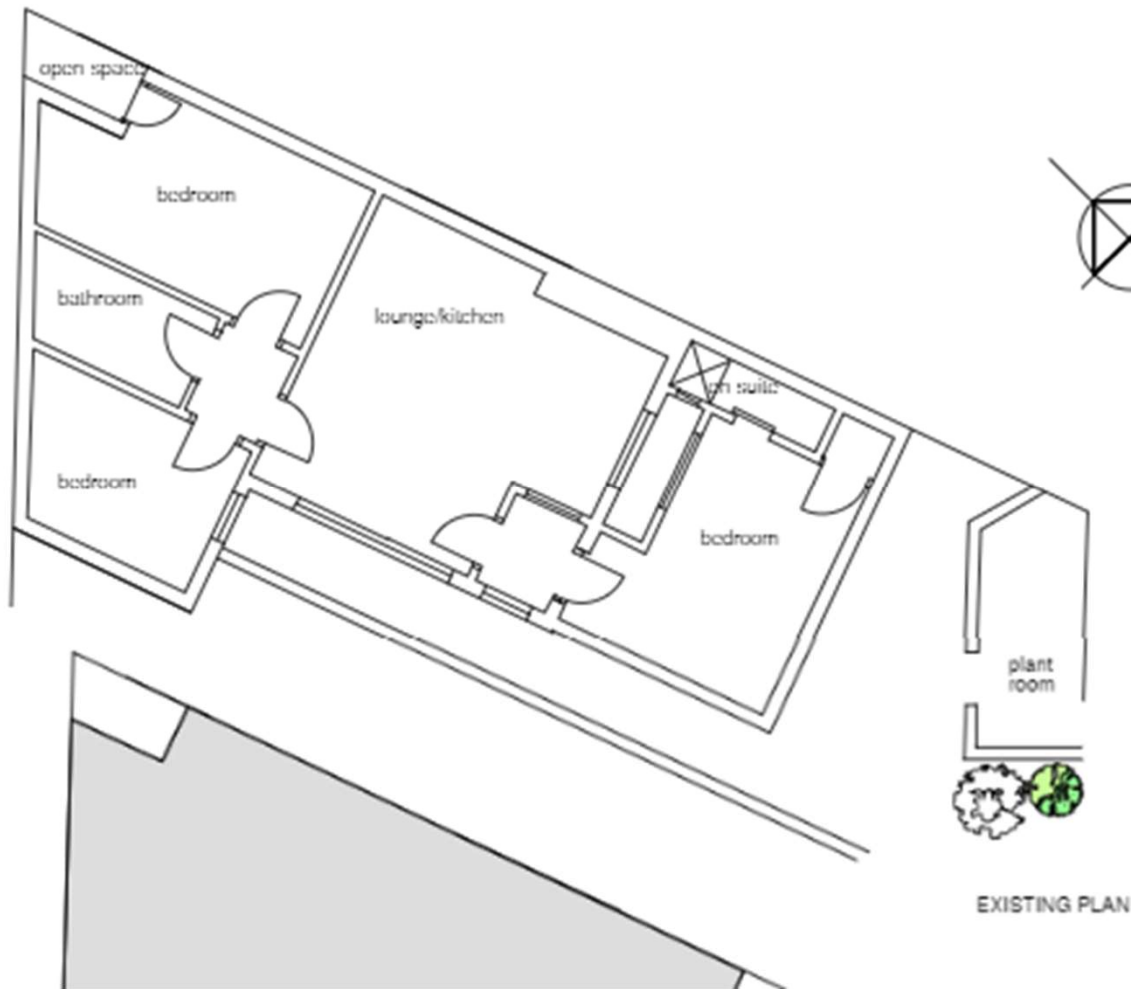


SIDE ELEVATION north west

SIDE ELEVATION south east

ID

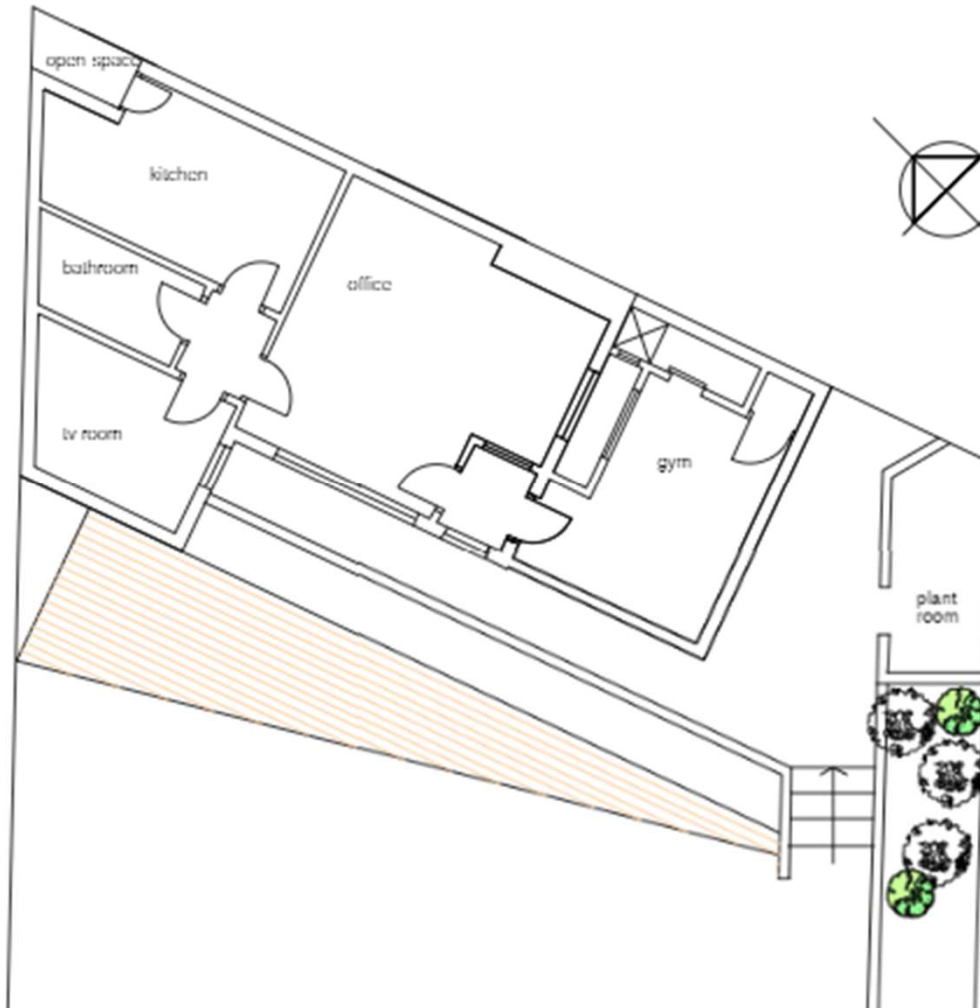
Existing Floorplan



111

ID

Proposed Floorplan



112

ID

Key Considerations in the Application

- Principle of Development
- Design and appearance
- Impact on Amenity

Conclusion and Planning Balance

- Design considered acceptable and complies with policies DM18 and DM21 of the Brighton and Hove City Plan Part 2 and SPD12 guidance.
- Impact on amenity of neighbouring residents considered acceptable and complies with policies DM20 of the Brighton and Hove City Plan Part Two.
- Retrospective nature of application not a material consideration
- Recommend: **Approve**