

## **UTT/14/0900/DC (Great Easton)**

(MINOR Uttlesford District Council Planning Application)

**PROPOSAL:** Retrospective application of external cladding to provide insulation

**LOCATION:** 16 Abbey View, Duton Hill, Great Easton

**APPLICANT:** Uttlesford District Council

**EXPIRY DATE:** 20 May 2014

**CASE OFFICER:** Chris Tyler

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### **1. NOTATION**

1.1 Outside Development Limits

### **2. DESCRIPTION OF SITE**

2.1 The application site comprises of a two storey terrace dwelling within the residential area of Abbey View, in the Parish of Great Easton. The site includes pairs of dwellings of which each pair has different external materials, this comprises of brick and wooden cladding. The dwelling includes off street parking and is bound by brick walling and open front gardens

### **3. PROPOSAL**

3.1 This retrospective application is in relation to the installation of external cladding to provide thermal insulation. The insulation has been applied directly to the existing timber cladded facade. The finish of the cladding has been rendered and painted to match the existing.

### **4. APPLICANT'S CASE**

4.1 None

### **5. RELEVANT SITE HISTORY**

5.1 None

### **6. POLICIES**

#### **6.1 National Policies**

- National Planning Policy Framework

#### **6.2 Uttlesford District Local Plan 2005**

- Policy GEN2- Design

### **7. PARISH COUNCIL COMMENTS**

7.1 None Received- Expiry date 24/04/2014

## **8. CONSULTATIONS**

Uttlesford District Council Conservation Officer- No objections

## **9. REPRESENTATIONS**

9.1 Five neighbouring properties notified.  
14 Abbey View- the proposal is not in keeping with the neighbouring properties

## **10. APPRAISAL**

The issues to consider in the determination of the application are:

A Whether the design respect those of the character original building, whether the character and appearance of the host dwelling and street scene would be protected ULP Policy GEN2

### **A Whether the proposal would respect the design of the original building**

10.1 The external cladding has been installed to all the exterior walls of the dwelling. Due to the design and materials used it is not considered that the development has not had an adverse impact on the dwelling and street scene. The street consists of dwelling of different designs and character; it is considered that the proposal accords with policy GEN2.

## **11. CONCLUSION**

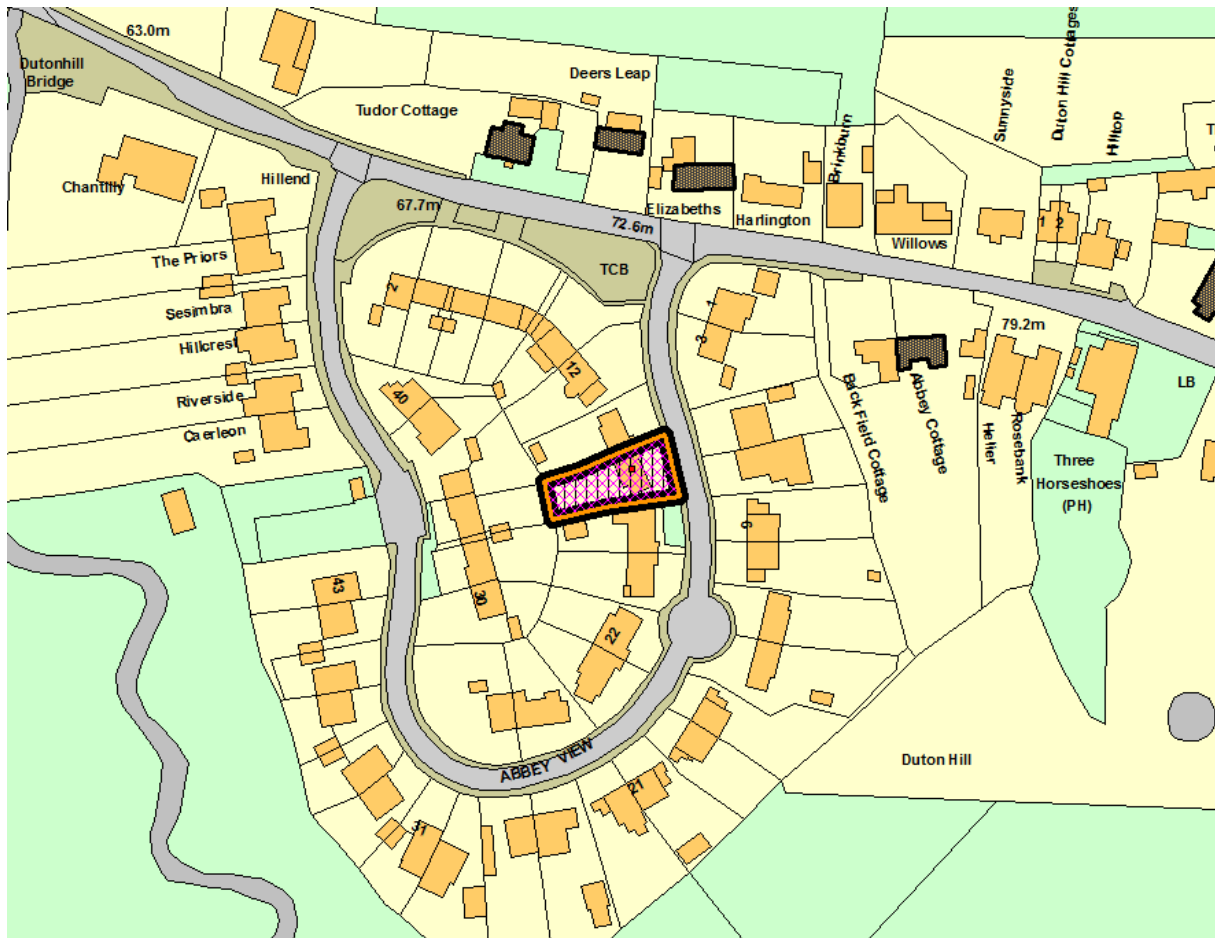
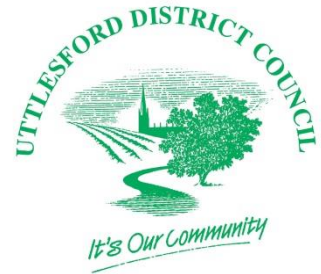
The following is a summary of the main reasons for the recommendation:

The proposal is considered to be in accordance with the relevant Uttlesford Local Plan policies and the application is recommended for approval.

**RECOMMENDATION UNCONDITIONAL APPROVAL**

Application no.: UTT/14/0900/DC

Address: 16 Abbey View Duton Hill



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Organisation: Uttlesford District Council

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