

Decision made by: Chief Planning Officer under delegated powers, Part 8 of the Constitution

Subject: Y19/0890/FH - 9 Naildown Road, Hythe, Kent, CT21 5SY

Date decision taken: 11 June 2020

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Report summary: Retrospective application for elevated decking area to the rear.

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The Strategic Development Manager explained that correspondence received from Cllr Jim Martin was sent directly to the Chief Planning Officer which he noted. No other Member comments were received.

Whilst the Chief Planning Officer raised concerns regarding the potential perception of overlooking and the additional visual scale of the development, he considered that these concerns could be mitigated to an acceptable level through amendments and conditions taking into consideration the existing situation and the fact that the impact of the existing development had been exacerbated by vegetation removal, which could not be controlled.

The Chief Planning Officer requested that amended plans be sought to provide privacy screens to the sides of the structure and to reconsult. He also requested further landscaping to ameliorate the development.

**DECISION:**

**Defer to seek amendments. Delegated powers given to Strategic Development Manager to determine following the reconsultation on the amended plans and to agree and finalise the wording of the conditions and add any other conditions that she considers necessary.**

**If no amended plans received or applicants decline to provide, the application to come back to Chief Planning Officer to determine.**

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**Alternative Options (if any)**

None

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**Members consulted:**

All Planning and Licensing Committee Members

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**Declaration of Conflict of Interest by any Councillor Consulted**

None

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**Background Documents:**

None

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**The decision set out above (as amended if applicable) was made by me and I confirm that I have no personal or prejudicial interest in the matter.**

**Signed:**



**Llywelyn Lloyd,  
Chief Planning Officer**

**Date: 11 June 2020**