

PLANNING COMMITTEE ADDENDUM

2.00PM, WEDNESDAY, 4 NOVEMBER 2020

VIRTUALLY VIA MICROSOFT TEAMS

Presentation Application F

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ADDENDUM

ITEM		Page
F	BH2020/02316-83 Mile Oak Road, Portslade - Outline Application RECOMMENDATION – GRANT <i>Ward Affected: North Portslade</i>	1 - 20

83 Mile Oak Road

BH2020/02316

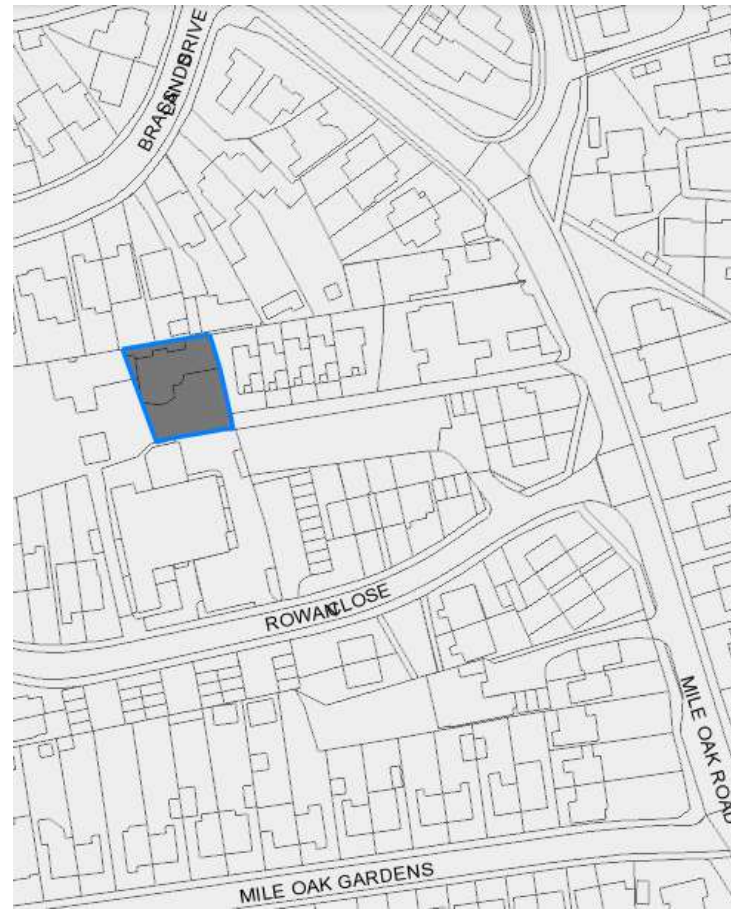


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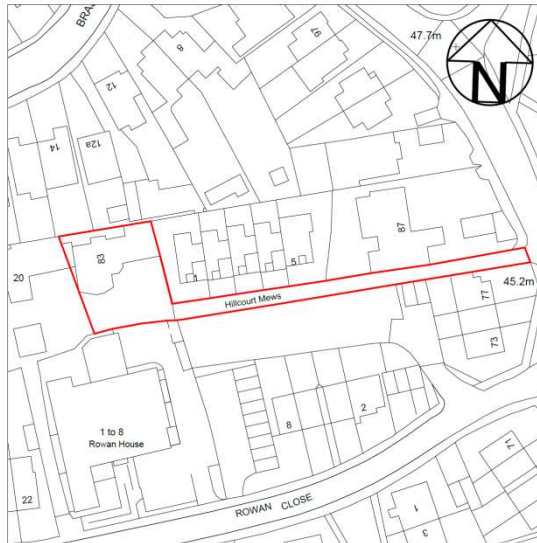
Application Description

- Outline application with all matters reserved for demolition of existing dwelling and erection of 2no two storey, three bedroom dwellinghouses (C3).

Map of application site

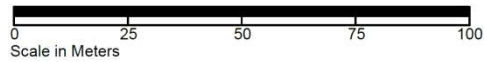


Existing Location Plan



Location Plan (Existing)

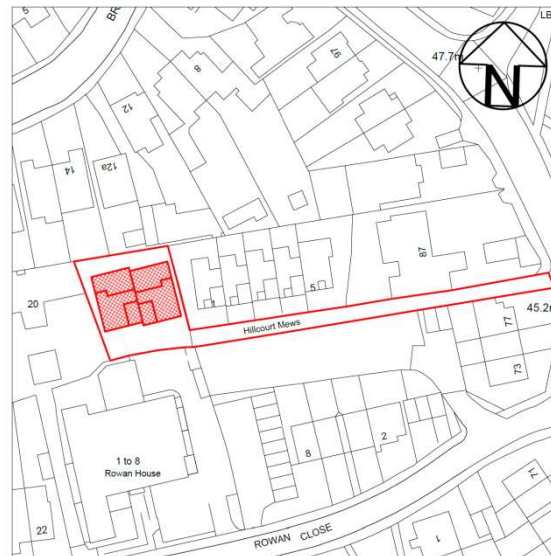
Scale 1:1250 @A3



2020/0013-01 A

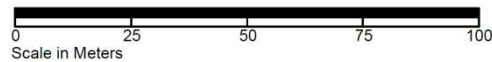


Proposed Location Plan



Location Plan (Proposed)

Scale 1:1250 @A3



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Aerial photo of site



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3D Aerial photo of site



Street photos of site



Photos of rear of site



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Photos of entrance to site



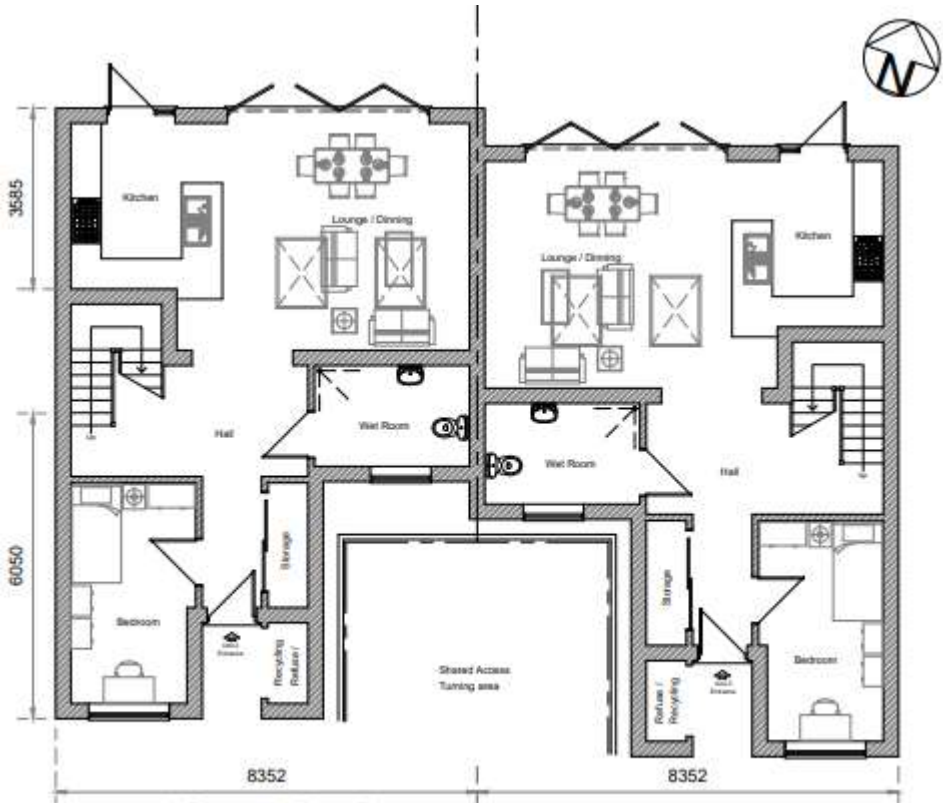
Photos of entrance to site



Photos of neighbouring development

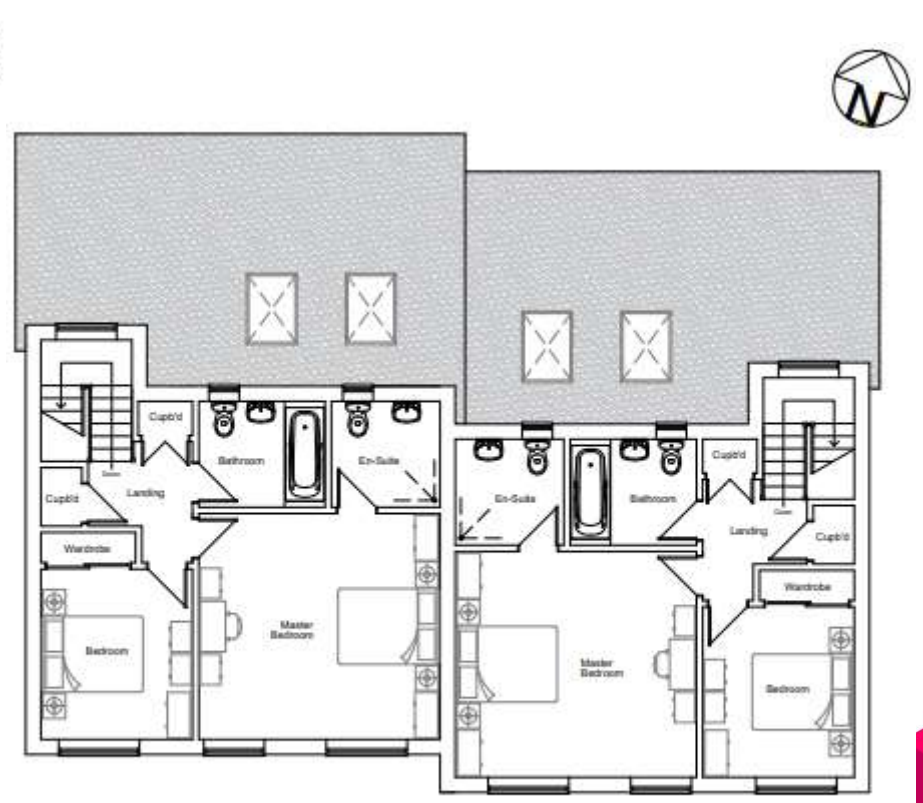


Proposed Floor Plans (Indicative)



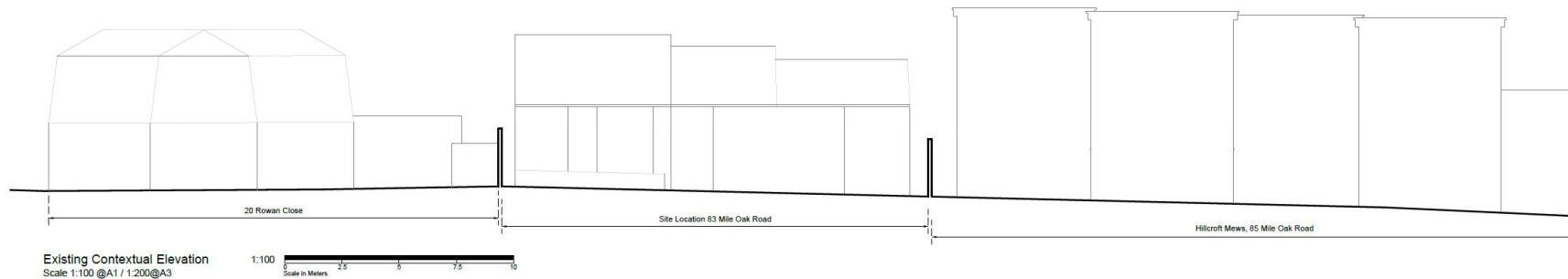
Proposed Ground Floor Plan
Scale 1:100 @A1 / 1:200@A3

2020/0013-04 B



Proposed First Floor Plan
Scale 1:100 @A1 / 1:200@A3

Contextual Existing Elevation



Existing Contextual Elevation
Scale 1:100 @A1 / 1:200@A3

1:100
Scale in Meters 0 2.5 5 7.5 10

2020/0013-02 A

Contextual Proposed Elevation (Indicative)

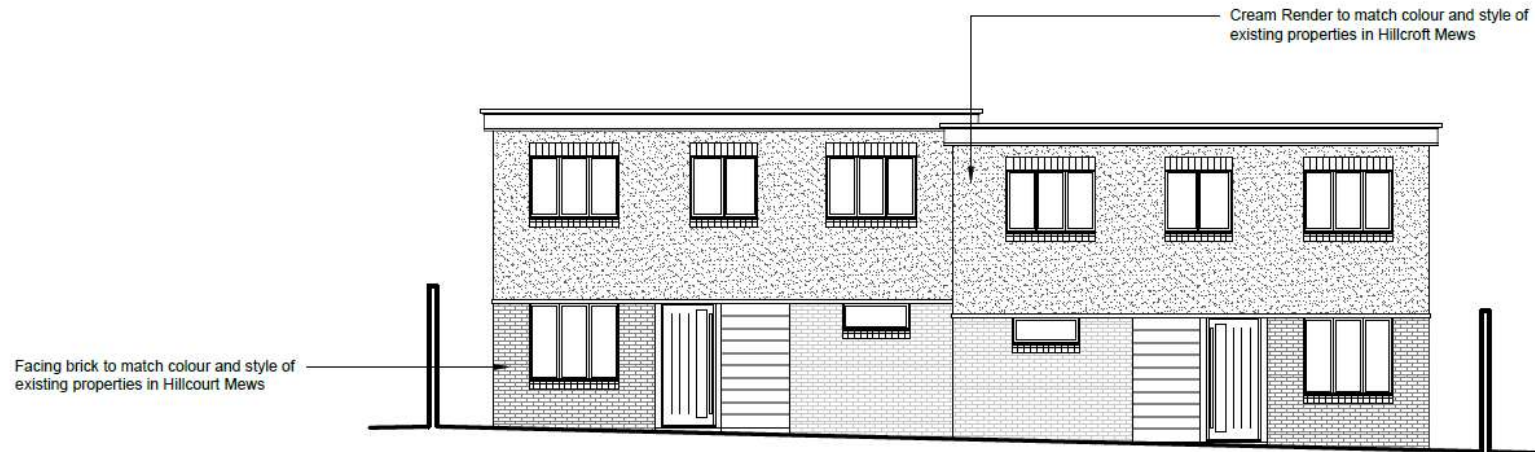


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Proposed Front Elevation (Indicative)



Proposed South Elevation
Scale 1:100 @A1 / 1:200@A3

2020/0013-04 B



Proposed Rear Elevation (Indicative)



Proposed North Elevation
Scale 1:100 @A1 / 1:200@A3

2020/0013-04 B

Key Considerations in the Application

- Principle of development;
- Character of the area;
- Access (albeit it is a reserved matter); and
- Neighbouring amenity.



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Conclusion and Planning Balance

- Two new family dwellinghouses provided;
- Appropriate density of development;
- No harm to character of the neighbourhood;
- Suitable scale and massing;
- No adverse impact on highways safety or on neighbouring amenity;
- Recommendation: **Approve**

