

PLANNING COMMITTEE ADDENDUM

2.00PM, WEDNESDAY, 3 NOVEMBER 2021

COUNCIL CHAMBER, HOVE TOWN HALL

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ADDENDUM

ITEM

Page

B BH2021/00617 - 57 Northease Drive, Hove - Full Planning

1 - 12

57 Northease Drive

BH2021/00617

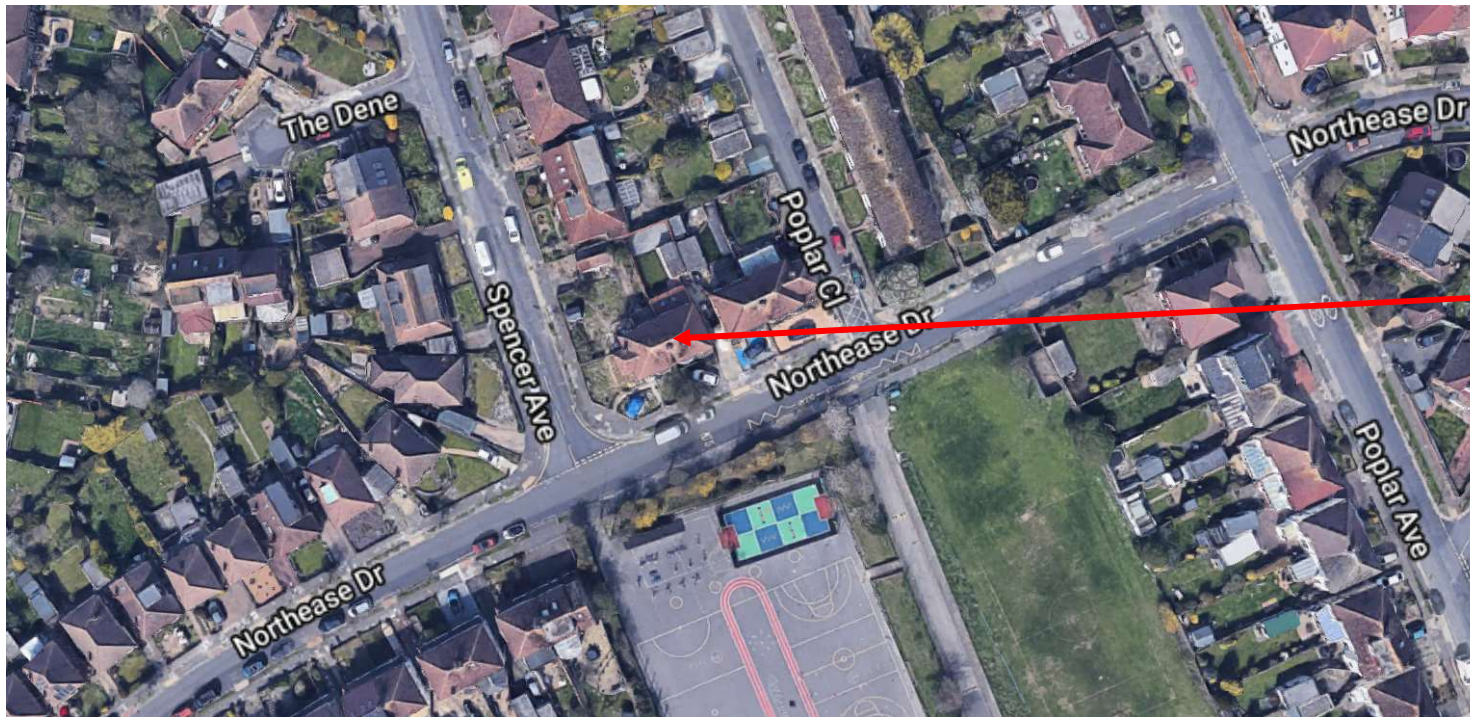


**Brighton & Hove
City Council**

Application Description

- Change of use from existing 6no bedroom small house in multiple occupation (C4) to 7no bedroom large house in multiple occupation (sui generis). Erection of a two storey side extension and single storey rear extension.

Aerial photo of site



Application site



Brighton & Hove
City Council

3D Aerial photo of site



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City Council

Existing Block Plan



2142(11)1000



Proposed Block Plan



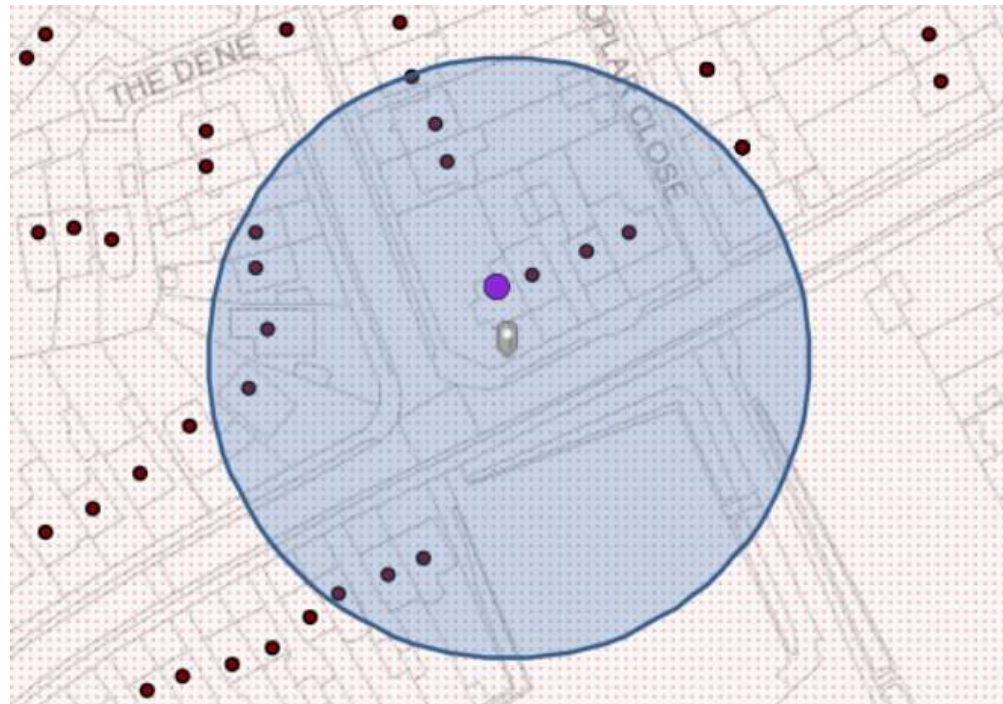
3 **Site Location Plan** **1:1250**
Proposed

1:1250
0 2 5 10 25 50
Scale in metres

2142(11)1000

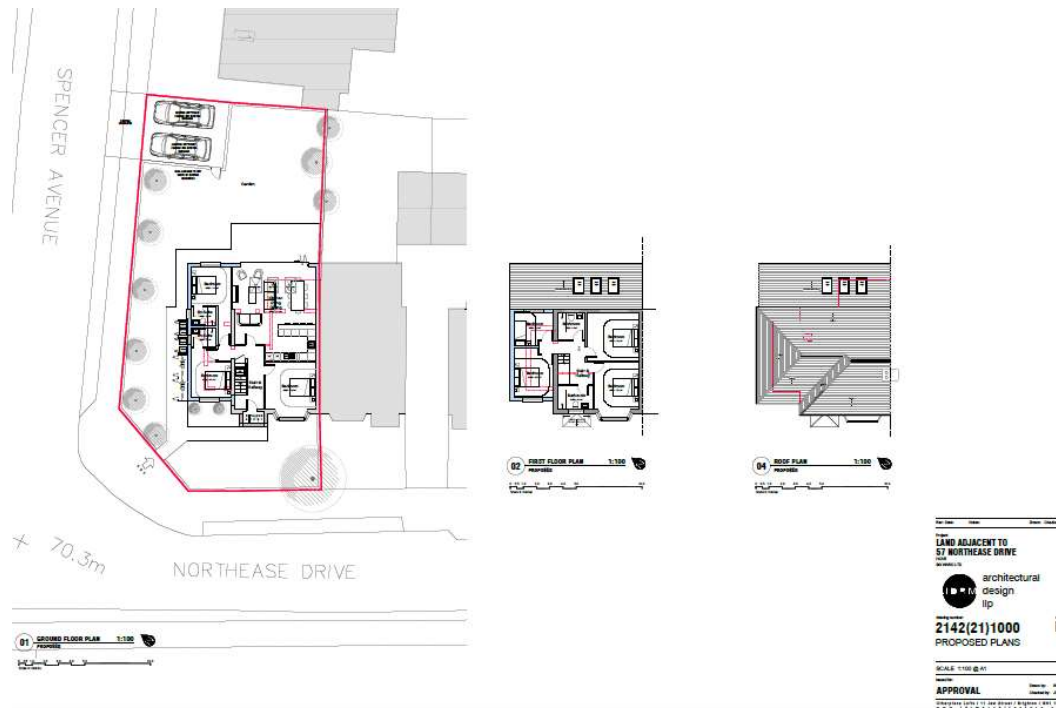


HMO Mapping



No existing
HMOs within
50m of site

Proposed Floor Plans

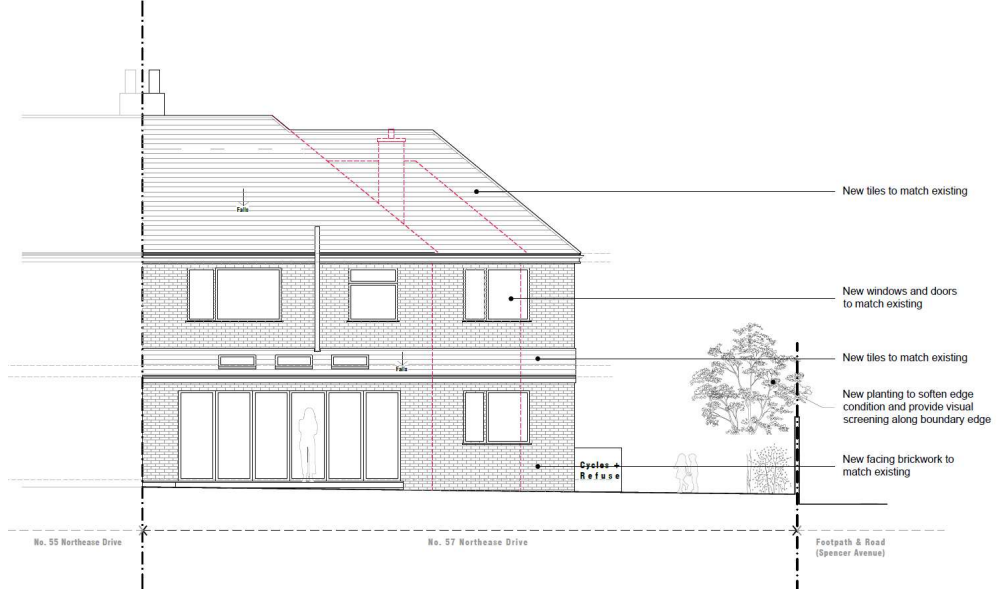


Proposed Front and Rear Elevations

6



01 FRONT ELEVATION **1:100**
PROPOSED



03 REAR ELEVATION **1:100**
PROPOSED

2142(31)1000 A



Key Considerations in the Application

- Principle of development
- Standard of Accommodation
- Neighbour Amenity
- Transport



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Conclusion and Planning Balance

- Complies with Policy CP21 in terms of number of HMOs in immediate area.
- Design acceptable.
- Standard of accommodation acceptable.
- Impact on amenity of neighbouring residents, and highway considered acceptable

Recommend: Approve

