

APPLICATION NUMBER: 25/0005

PROPOSAL: RETROSPECTIVE APPLICATION FOR CHANGE OF USE OF LAND TO RESIDENTIAL AND RETENTION OF FENCING

SITE: 15 Pepys Grove Newport NP20 3JH

APPLICATION TYPE: Full

The submitted plan states land was purchased from NCC.

The application states that no trees would be affected, however the aerial image indicates loss of a street tree and grass verge.

Is the timber fence line detail now surrounding the garden extension? as Streetview shows a temporary fence gap for vehicle access.

If a full application rather than a retrospective application had been submitted, the proposal for a garden extension to the back of the public footpath and loss of a street tree with no mitigation or enhancement measures would be objected to.



As this is retrospective, the fence line should be moved to reflect the set-back line from the back of highway footpath to the west and east as highlighted above, and new street tree planting to compensate.