

16/03/2022

67, Pimlico Road, Clitheroe, BB7 2AH

SHED IN BACK GARDEN TO REPLACE EXISTING

The applicant wants to replace the shed with an insulated type for family games etc.

The following points apply:

1. It is not proposed higher at the side boundary than the existing.
2. The side boundary is near the neighbours shed which is a similar height, thus there will be no overbearing.
3. The rear boundary is the railway track
4. The front boundary views are obscured by the existing garage between the proposal and the road
5. The roof line is the correct angle for the single ply finish and by using a mono-pitch the interior can be airy with plenty of fresh air. (the main family activity will be table tennis).
6. Although the roof line is higher than permitted development the structure is proposed to replace the old sheds at a similar height on the boundary to the existing. It should therefore be approved as there is no significant increase in footprint or in massing.

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