

Cllr. Lee Wares

BH2019/01976 – 38 Carden Crescent

7th August 2019:

Please accept this letter as my SUPPORT of the above application for a first-floor rear extension.

The existing property appears to have been previously extended to the rear with a ground floor (full width) and part first floor extension; the extended parts having flat roofs. This application seeks to extend over the previous ground floor extension.

The applicant has taken consideration of the 45-degree rule by creating an angle to the side elevation and to that elevation proposes a high-level window that will permit light into the en-suite shower room but at such a height so as not to be able to look out.

In the area there is a mix of properties that over the years have been extended at the rear. Extensions have been single and two storeys, some full width (including the second storey) and many with flat roofs. Properties have also been subject to developments in the roof space with “Velux” style roof lights and dormers. There is no pattern or common design. In fact, the only constant to the rear of these properties is the inconsistency of the designs and size.

I consider therefore that this application is in keeping with the characteristics of the immediate area and neighbouring properties and as such should be granted planning permission.

Should the LPA consider refusing this application, I request that it is brought to Planning Committee for determination where I reserve my right to speak to my letter and the application.

