**Burnett, James**

**From:** Planning (SMDC)
**Subject:** FW: Comment on planning reference number: SMD/2016/0678

**From:** Larah Newton
**Sent:** Friday, November 18, 2016 9:40 PM
**To:** Planning (SMDC); Teresa Critchlow (SMDC)
**Subject:** Comment on planning reference number: SMD/2016/0678

Hi Teresa,

Please could you confirm safe receipt of this email?

Many thanks.

Mr & Mrs Newton
8 Scarratt Close
Forsbrook
Stoke-On-Trent
Staffordshire
ST11 9AP
18 November 2016

FAO: Teresa Critchlow- Handling officer

Dear Teresa and whomever it may concern,

**Planning reference number: SMD/2016/0678. Proposed kitchen and hall extension to front of 10 Scarratt Close, Forsbrook, ST11 9AP.**

With reference to the above planning application, we are writing to express our objections to the application on a number of grounds. (For information, we are the attached property to number 10.) Whilst we do value the friendship that we have with the applicants we feel that we do need to raise the following concerns.

**Firstly- loss of light**. The proposed extension will protrude further forward than the front elevation of our property with one wall being directly adjacent to one of our front windows. This, along with the proposed height of the pitched roof will block out a significant amount of light into the front of our house. The house

is North East facing so the biggest impact will be from morning until midday when the light into our kitchen, hallway and downstairs toilet will be impacted.

What we can see from the submitted drawings is that the designers have taken every care to maximise the amount of daylight into the property of number 10 with 3 velux windows and a pitched roof canopy which incorporates additional windows to the front, but what we can't see is that any consideration has been taken to safeguard our access to sunlight / daylight. As demonstrated by the proposed part side elevation on the right of the drawings (where our property is shown in plain white), the sun would be on the other side of the proposed extension and hence you can see that it would be blocked from reaching us.

Furthermore, what isn't shown on the location and block plan is a rear extension which was built a few years ago. This blocks out considerable light onto our patio and rear of the house from morning until midday so we are certain that the proposed front extension will have the same effect to the front of the house. This loss of light is a great concern to us and would severely impact the enjoyment of our property.

**Secondly- the proposed extension will be too dominant**. We feel that the proposed extension will not only overshadow our property, but also dwarf it and leave us with a sense of being cut off from the rest of the cul-de-sac. The outlook and visual amenity from our hall window will also be affected.

**Thirdly**, the design is not in keeping with the rest of the properties in the street and especially not the semi-detached house that it is attached to.

Whilst we object to this planning application, we would not be opposed to plans whereby the extension is a continuation across the front of the property (i.e., does not protrude any further forward than the front elevation of the porch that is already in situ) finished with a sloped roof. We do not feel that this will affect us as much, will look more in keeping with the surrounding properties and will still achieve the same results (i.e., a larger kitchen diner and additional downstairs shower room).

We would welcome a site visit to discuss our concerns with the planners should this be necessary.

Yours Sincerely,

Mr & Mrs Newton