From: planning@staffmoorlands.gov.uk
To: Planning (SMDC)
Subject: Comment Received from Public Access
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Application Reference No. : SMD/2017/0084 Site Address: Mount Pleasant Farm Well Lane Gillow Heath Staffordshire ST8 6QR Stoke On Trent
Comments by: Steve Dawson
From:
Phone:
Email:
Submission: Objection
Comments: Dear Sir or Madam,

I am writing as the owner of The Saddlery, the barn conversion that backs on to Mount Pleasant Farm, Well Lane, Gillow Heath to which is the address for this planning application number SMD/2017/0084.

Apologies for my lateness in responding to the application, as I have only just been made aware of the application.

I have two major concerns over the application as set out below: -

1. Right to light impact ¿ the garden to The Saddlery is very small and already given the current proximity of Mount Pleasant Farm, I have had to take up limited garden space to plant conifers to screen off the rear of Mount Pleasant Farm including the kitchen conversion / extension due to overlooking (rear and perceived) from their kitchen windows (note they are less than 20m from The Saddlery living room, bedrooms and bathroom window) etc. With the forced planting of the said conifers, this has already had an impact on the amount of daylight into The Saddlery house and garden and with the proposed extension that would tower over the conifers, the light impact will be significant. With this proposal and the ridiculous installation of the applicants fence opposite The Saddlery drive, purposely provoking neighbour tension and making it dangerous and near on impossible to get cars in and out (despite several polite request to move a short section of the fence back in line with the fence opposite their own drive), it continually feels like Mr and Mrs Menzies are imposing on our shared boundaries and much smaller plots thereby intimidating their neighbours. If they wish to extend, why can¿t they extend forwards or to the side where they have acres of space rather than imposing and taking light away from their neighbours?

2. Overlooking ¿ as mentioned above, when Mr and Mrs Menzies implemented the kitchen conversion / extension, I was left with no choice only plant conifers against the boundary taking up valuable space in my already very small back garden in an attempt to regain some privacy due to the real and perceived overlooking from the tops of their conversion / extension windows into The Saddlery lounge, bedrooms and bathroom. The conversion / extension windows at the back of Mount Pleasant Farm are less than 20m from The Saddlery windows (note the Saddlery was converted before conversion / extension was implemented at Mount Pleasant Farm). I note that the proposal includes providing for ¿new high level window to existing bathroom¿. Clearly although it is supposedly high level, it again will be even more windows less than 20m from The Saddlery windows (lounge, bathroom and bedrooms) and therefore will give real and at the very least perceived overlooking issues to The Saddlery ¿ will I have to let the conifers grow to 10m now in order to maintain any privacy? Why would high level windows be needed anyway when the proposal includes for a roof lantern?

On the basis of the two significant concerns I have outlined above, I have no alternative only to object to this planning application.

I hope that all involved understand my position and if I can provide any further information, please do not hesitate to let me know.

Kind regards

Steve Dawson