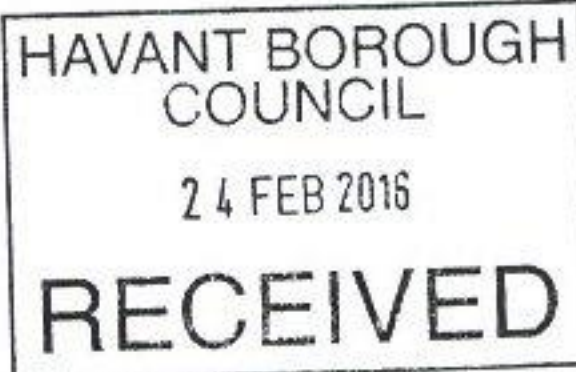




24 Esher Grove
Waterlooville
Hampshire
PO7 6XG

23rd February 2016

Mrs. E. Chisnall
Planning Service Havant Borough Council
Public Service Plaza
Civic Centre Road
Havant
Hampshire
PO9 2AX

Reference: APP/16/00097
Address: 26, Esher Grove, Waterlooville, PO7 6XG
Proposal: Two storey rear extension

Dear Mrs Chisnall

We have seen the proposed 2 storey extension plans on your website for the above address and have some serious concerns regarding the impact of this development to our property and would like these concerns to be taken into consideration when reviewing the application for approval.

1. Effect on Daylight, Privacy & Outlook

- a) The structure height looks to be approximately 4.5m and only 1m from the adjoining party line / fence which will significantly restrict the amount of natural light into the kitchen and downstairs main bedroom
- b) The outlook from both the downstairs and upstairs bedroom & kitchen would be depressing - a huge brick wall structure, overshadowing the property
- c) There are potential privacy issues in the upstairs rear and downstairs bedrooms from the view from the proposed velux windows when opened

2. Size & Effecting Development on the character of the neighbourhood

- a) The overall size and style of the extension is overbearing and out of character in terms of appearance compared with existing developments in the area where nearly all properties are bungalows with, at most, only a dormer roof extension
- b) Could a check be done with regards to the 50% land development rule as there are newly built outbuildings to the rear of the property not featured on the plans

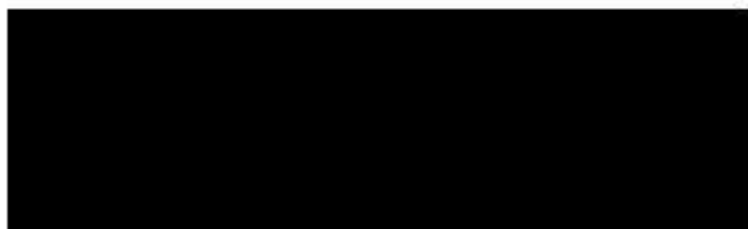
3. Design, Appearance & Layout

- a) The height of the eaves is very high in relation to the roof pitch. Should the roof pitch be at a similar one to the existing roof
- b) A brick garage and workshop have in the last 6 months been built on the site reducing the garden land and open aspect. The addition of such a large extension will further reduce this impacting the visual outlook
- c) What steps will be taken to prevent water ingress / damage to neighbouring properties during the possible works, particularly relating to the roof
- d) Due to the amount of structural changes to the property will a party wall surveyor be appointed to protect against structural damage to other properties
 - i. semi-detached property
 - ii. potential new footings requiring piling support which may effect the surrounding properties

4. Timing

- a) It is believed the current owner intends this to be a self build project which raises concerns over works being carried out primarily in the evenings and at weekends. This relates not only to the main structural build, but also reconfiguration and works carried out internally
- b) Will there be an agreed completion timescale for the works to be carried out

Yours sincerely,

A large black rectangular box redacting the signature of Reginald Hastings.

Reginald Hastings