

Bob Woodhead

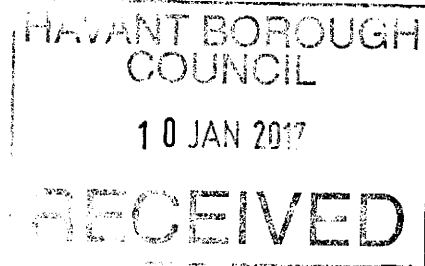
The Century, 2 A Newlands Road, Purbrook, Waterlooville
Hampshire, PO7 5NF

The Planning and Development Manager

Havant Borough Council

Public Service Plaza

Civic Centre Road, Havant, PO9 2AX



7th January 2017.

Dear Sir/ Madam,

Your Ref: APP/16/01178

Proposed Roof Extension To Side and Two Storey Extension To Rear of 18 Alsford Road. Waterlooville PO7 5NE

Dear Sir/ Madam,

Thank you for your letter of 20th December 2016, advising us of the updated details and drawings relating to this application.

Our concerns, which were relayed to you by letter dated 24th November 2016, are even greater, having examined the documentation and drawings on the Council's website. The sewer and drainage serving the even-numbered properties in Alsford Road, running from No.18 downhill to No.16, 14, 12, etc, beneath their rear gardens, was constructed in 1937. As far as I'm aware, it runs all the way down to Aldermoor Road and beyond.

Obviously, I have already given you the information about my concerns, as there were overflowing and flooding problems in the last few years. As you also know, the sewer and drainage from our property flows into this drainage pipe by way of an Easement granted by the owner of No.18 in 1999. There is a manhole in the garden of No.18 allowing access. As there has never been any upgrade to the drainage, extra drainage capacity is extremely necessary. Mr. Scott Fitzgerald informed us in September that he will be completely paving the rear garden, which means that the ground will become even less likely to soak away any overflow.

The number of bathrooms and lavatories in the plan is therefore of great concern. Whilst the number of people living in No.18 is presumably not increasing at present (2 adults, 2 children), the plan will turn it into a very large home that could accommodate 6 to 8 persons. An application to convert the building into 2 properties was received and rejected by yourselves in 2011, so it would be no surprise if further attempts were made to do this in future. Whilst it is good that the building could accommodate lodgers and others in need of housing, the drainage and parking problems (already referred to in our letter of 24th November) can only worsen.

The proposed 1st Floor windows, and especially the balcony facing North-East onto our property, will remove our privacy completely, but as a compromise we will not oppose Velux Rooflights. The privacy issue is more important to us than most, because our garden spa-bath is used primarily for health reasons.



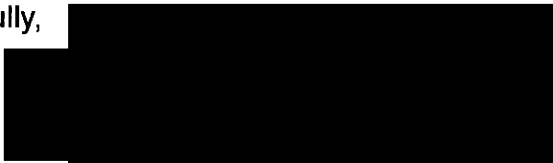
Finally, a read-through of the Application alerted us to an omission of fact that there is a large tree, above roof-height, in the rear garden of No.16 Alsford Road, and this is within "falling distance" of the roof of No.18.

I have also sent via e-mail, a copy of this letter to Councillor Dianne Lloyd.

Please acknowledge receipt of these further Objections by e-mailing me at the address provided above.

Thank you in anticipation of your attention.

Yours faithfully,



Robert E.C. Woodhead, LL.B