

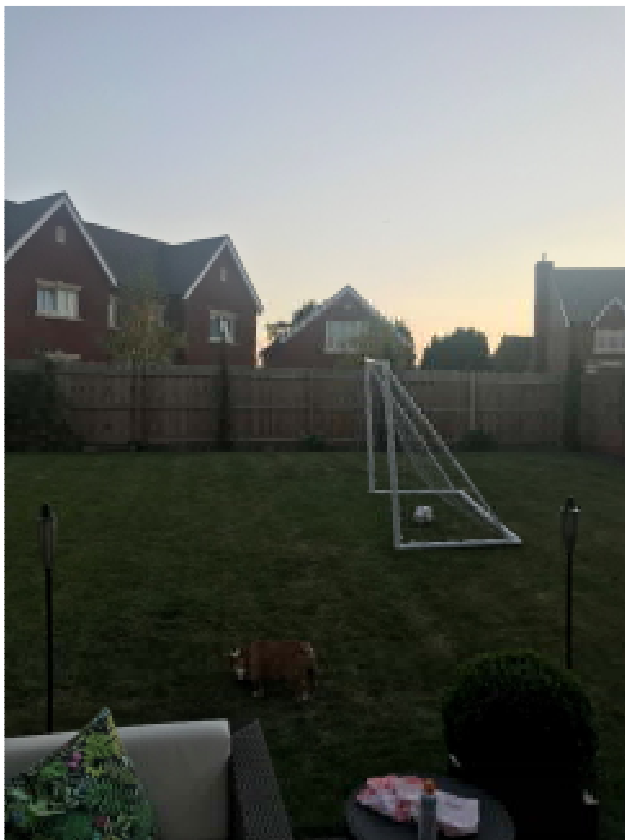
Planning Reference: 18/01113/FUL

8 De Quincey Fields, Upton Magna SY4 4US

In regards to the above planning application, we consider the annex proposal is subservient to the existing dwelling, as the extended size and the balcony are at the rear, which cannot be seen from the street. We have changed the pitch of the roof in keeping with the street scene, as does a nearby garage with living accommodation over, which can be viewed from our property.

We have worked with the nearest neighbour when preparing this proposal and the neighbour has no objection to the proposal as submitted (please see correspondence from the neighbour on the planning portal). There will be no loss of privacy overlooking the neighbour's dwelling or rear patio as the proposal is set back from the rear elevation of their dwelling. Please see location plan, block plan and ground floor plan. We make the point that all the properties on the estate have the ability to overlook neighbouring rear garden areas from first floors.

We consider the proposal is not an over-development of the site, there is ample external area to the front and to the rear of the proposal and by comparison the area taken up by the extension is minimal. We do not consider this proposal will set a precedent for the rest of the estate. However, if that were to be the case we point to the development of living accommodation above a double garage on the estate, which, can be viewed from our dwelling, the eaves height and the ridge height of which is similar in height to the eaves height and ridge height of the proposal. Please see photographs on our previous correspondence to Aileen dated 18<sup>th</sup> June 2018.



View from our neighbour's garden, which is overlooked by the annex already in De Quincey Fields.

There is not a lack of parking for potential vehicles. There are 4no. existing parking spaces which will be retained, which is adequate to the existing dwelling and a 1 bed annex.

We have also not received any objections from residents of De Quincey Fields.

Kind regards,

Robina and Stuart Reeves.