

Application No: 20/02203/REM

Application of reserved matters (access, layout, appearance, scale and landscaping) of outline planning consent 20/00483/OUT - Erection of one dwelling and garage.

Location ; Canine Cottage, Nether Hill , Gestingthorpe, Essex CO9 3BD

With regards to the above application having reviewed the proposed dwelling on the Council planning website my concerns are as follows ; -

1. The scale of the proposed given the size of the plot seems to be 'overdeveloped'. The house looks far too big and squeezed into a plot that has a limited frontage given the size of the proposed property.
2. The ridge/eaves height looks disproportionately too high to the adjoining properties.
3. The windows to the side elevation (South) would create loss of privacy to Hillcrest being so close to the boundary.
4. The close proximity to the existing boundary wall and out-buildings to Hillcrest gives extreme concern when foundations would be dug given the age of these structures. They have been in existence many years and form part of the past trading history of the village. I'm currently in the process of arranging the refurbishment of the roof and would have brickwork repairs carried out to ensure the longevity of the building and wall. I would like to have an understanding of how close the ground work would be to this area should work commence.

Your sincerely

Mark Taylor

Hillcrest, Nether Hill

Gestingthorpe

Essex CO9 3BD