

[REDACTED]

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**From:**

**Sent:**

15 June 2023 15:59

**To:**

Planning

**Subject:**

3/2023/0390 Erection of 3 dwellings in altered positions, land off Victoria Terrace  
Mellor Brow



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15 June 2023

ftao Will Hopcroft

Dear Mr Hopcroft,

Thank you for your notification letter re the above planning application. [REDACTED]

[REDACTED] where the three amended houses are located, and along with [REDACTED]

[REDACTED] by these changes.

We wish to strongly object to the proposed changes which on my reading appear to involve raising the height of plot 1 by 600mm: reorientating it so that it looks more directly at the neighbours: and moving it south thus reducing the gap between plots 1 and 2 by about 4 metres, thus increasing the perceived solidity of the development. Plot 2 [REDACTED] and is being moved about 2 metres even closer when it is already on minimum interface standards, and for no good reason. Plot 3, perversely, is moved about 2 metres east, so in isolation, that change is neutral .

Therefore, the proposal adversely affects the amenity of [REDACTED] It increases the impact of the development on the visual amenity of the area without any planning benefit. Furthermore, the changes are not needed as a valid permission already exists and the developer has enjoyed that permission elsewhere on the site

Last winter the developer felled an attractive large (oak?) tree next to plot 1 on the basis that he needed more space to build it whereas the approved architect designed plans showed that was not necessary. Having achieved more space we see no reason to now raise the height which impacts on [REDACTED] and the elevation increases the impact of the development on the valley.. The natural slope is down to the north so that keeping plot 1 artificially high will look unnatural and not respect the context of the development.

However levels are awkward to read from the lower stream side part of the site. [REDACTED] with [REDACTED] and [REDACTED] when previous amendments were tabled in order to assess the changes. You may feel it would help your overall assessment to see the site from above and the potential impact in which case please come on [REDACTED] anytime. To ensure [REDACTED]

Yours sincerely

[REDACTED]

