

**From:** [webmaster@ribblevalley.gov.uk](mailto:webmaster@ribblevalley.gov.uk) <[webmaster@ribblevalley.gov.uk](mailto:webmaster@ribblevalley.gov.uk)>

**Sent:** 23 February 2021 08:59

**To:** Planning <[planning@ribblevalley.gov.uk](mailto:planning@ribblevalley.gov.uk)>

**Subject:** Form completion: Planning Application Comments Form

#### FORM DETAILS

*Web Ref No:* 24015

*Form:* Planning Application Comments Form

*Completed:* 23/02/2021 08:58:53

*Status:* Pending

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#### USER DETAILS

*Site user email:* Unregistered user

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#### USER INPUTS

*title:* [REDACTED]

*LastName:* [REDACTED]

*firstName:* [REDACTED]

*numberName:* [REDACTED]

*postAddress:* [REDACTED]

*postCode:* [REDACTED]

*refNo:* 3/2021/0082

*addDev:* 24 Blakewater Road Clitheroe Lancashire BB72FT

*comments:* Dear Sir/Madam, We would like to formally object to the planning request for the extension to 24 Blakewater Road, Clitheroe, BB7 2FT. [REDACTED] [REDACTED]. This extension would cover the width of our garden and some of no. 3 Lune Road. Our garden fence is c2m high and the proposed extension is 4m high. Our garden is small and this issue is most likely different to most other designs on the estate, in the fact 24 Blakewater is side on to the end of my small garden, thus making the extension inappropriate as this is much closer to my garden than I expect would be the normal case. The build extension itself appears to lead from the side walls ending 2.2m high to a 4m high point of the roof. Nearby extensions all seem to have a small sloping roof that would be much less in height. This design doesn't fit within the close homes that have or are having extensions with much smaller roofs (flat or small sloping) (namely numbers 26, 14 & 12 Blakewater Road and 11 Lune Road - all within close proximity of this proposed development) and has an effect on the character of the neighbourhood as a result "there is just no need to have such a large roof. The design itself looks like this would massively increase the light within 24 blakewater and at the same time, reduce the natural light to our home and cause overshadowing. This leads to an adverse impact on the residential amenity of our property and creates a sense of enclosure "boxing us in". The proposed extension would significantly reduce our current view leading to less natural light coming into the dining room, kitchen and 2 upstairs bedrooms. The visual impact is adversely so great, we would never have purchased this house if that extension was built. The loss in outlook would be a

significant point – the extension of that height would have an overbearing effect resulting in an unduly oppressive living environment for ourselves and/or future residents. I also note, that there are 2 windows in the roof of the proposed extension that look directly into our kitchen/dining area thus impacting on our privacy. Overall, to summarise, the approval of the extension would:

- Have a significant visual impact on our property.
- Effect the character of the neighbourhood with the large roof that could be much less in height.
- Have an adverse impact on the residential amenity of our property as a result of losing natural light into our dining room and kitchen mainly.
- Overshadowing/sense of enclosure boxing us in.
- Loss of outlook and loss of view leading to an overbearing effect resulting in an unduly oppressive living environment.
- loss of privacy I would appreciate you considering all of the above and bear in mind that this proposal is very close to the rear of our fence. Had 24 Blakewater Road had a back garden that lead length ways directly to our garden length ways in which we already see a building, then this wouldn't make much a difference. Again, I cannot understand why the roof needs to be that high without the having a detrimental effect on ourselves to the benefit of 24 Blakewater Road. Many Thanks