

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 25 June 2021 00:13
To: Web Development <webdevelopment@ribblevalley.gov.uk>; Planning <planning@ribblevalley.gov.uk>
Subject: Planning Application Comments - 3/2021/0391

Title: [REDACTED]

First Name: [REDACTED]

Surname: [REDACTED]

Is your address in Ribble Valley?: [REDACTED]

lat:

lng:

Flat:

House name or number: [REDACTED]

Street: [REDACTED]

Locality:

Town: [REDACTED]

Postcode: [REDACTED]

County:

uprn:

usrn:

ward:

Planning Application Reference Number: 3/2021/0391

Address of Development: 14 Waverley road
Blackburn
BB1 9BN

Your Comments: Dear Adam

We understand the concerns put forward by the neighbour and appreciate his assistance when we required water for a few days as our property had no water. In return we assisted the neighbour by Removing large logs and timber rubbish by taking it into our premises, additionally we gave them at

no cost large amounts of valuable rocks and stones which he wanted to enhance and landscape his garden.

Picture 1. Depleted garage a conservatory

As you can see previously there was a large old garage built (previous to our purchase) and a glass structure on a sloping hill near the top of the driveway. Removal of the old garage would, and did, automatically create an open air space.

Picture 2:- Behind this area was a raised area with dry stone walling used as retaining walls. This area has been levelled with stronger retaining walls. And the dry stones passed to the neighbour at his request.

I have constructed a retaining wall on my side of the garden adjacent to the fence in consideration of the neighbour so no water /earth could move towards the neighbour's garden, totally at my cost alone and only to help him. The neighbour's house has newly been built in recent years at much lower ground level.

I have photographs, which I have forwarded to yourselves which consistently show the area in concern is the same level as before, this is clearly visible from the back concrete Fencing gravel boards being in full view (under the original blue wood fence panel) and the old stone wall at the same height. Hence why we believe no planning consent is required for this type of work.

I spoke to the neighbour prior to the application and prior to James Middleton's visit and for goodwill I offered raising the neighbour's fence at my cost ,, however he REFUSED

Subsequently I suggested I can put a trellis on the last 3 fence panels, again at my cost, however again the neighbour refused.

The neighbours fence remains totally accessible.

I have added screening and palm trees to obscure any view outside of my garden. We would also like to enjoy our own privacy in our garden.

For mutual peace and goodwill I am suggesting if the neighbour feels the last quarter of his garden is a concern of privacy, then I am happy to erect a high/tall Fence on my side to the area in concern OR build a wall on my side at my cost. This will totally blockout any views from either side into either garden from the area of concern.

But this could have a ripple effect, currently the whole street can observe into each other's gardens, which is generally the same case across the country.

A quick search on the relevant platforms you could easily see every garden in the street has a slope at the same level slope as [REDACTED] albeit I have stepped the garden to different levels now by actually lowering 1/3 of the garden. The third area closer to the house. Houses built directly behind Waverley road have been built on a higher level

This property and the area has been substantially improved and will make a lovely home for the new owners, Investment has been made to better the area, create an efficient useable house, add affordable housing to the councils empty houses list, enhanced the value of the properties on the street.

Many thanks

