

8 Buckingham Drive
Read
Burnley
BB12 7QE
17th September 2020

Dear Sir,

Building Alterations to 12 Buckingham Drive Read

Thank you for your letter of 8th September 2020 inviting my comments on the proposed building alterations next door at 12 Buckingham Drive.

I have studied the drawings of the alterations and find that my wife and I must object to the proposal as shown on drawing 3D1, which is attached.

The addition of an upper storey and a balcony to the present single storey building at the rear of the main building will enable the occupants to completely overlook our back garden. Our privacy will no longer exist when my wife and I are either sitting in the garden or gardening.

In our opinion the single storey building at the rear of No 12 should remain single storey as it is at present

Yours faithfully,

[Redacted signature block]



UJ

Westways, Straits lane

Read, BB12 7RA

Ribble Valley Borough Council

Council Offices Church Walk

Clitheroe BB7 2RA

22/09/2020

RECEIVED BY
CHIEF EXECUTIVE

25 SEP 2020

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| FAO | |
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Ref: - Planning Application No 3/2020/0674

Location 10 Buckingham Drive, Read, BB12 7QE

Dear Sir/Madam,

I'm responding to the letter regarding the above planning application which we object to. The reasons for our objections are: -

- The balcony/raised platform would create a viewing point into our garden also the neighbouring gardens and creating an invasion of privacy. Also, not in keeping with surrounding properties.
- Construction of the two-storey extension will be overbearing and disproportional considering the height and width of the proposed plans.
- Concerns regarding a domestic property requiring two offices as shown on the application. The size of the first-floor office regarding numbers working from the domestic property and potentially an increase of both foot and vehicle traffic.

We are not averse to change but we feel that to gain a first storey office/living space with a balcony/raised platform would have an impact on our house and the surrounding properties. A single storey extension the width of the house to accommodate the additional office/living space would be more in keeping less imposing and more sympathetic to our house and the neighbouring properties.

Yours Sincerely

[Redacted Signature]

Planning and Buildings
Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe
Lancashire BB7 2RA

RECEIVED BY
CHIEF EXECUTIVE

28 SEP 2020

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| FAO | |
|-----|--|


4 Turner Fold
Read
Lancashire
BB12 7QZ

Ref. Planning Application No: 3/2020/0674, 10 Buckingham Drive, Read, BB12 7QE

Dear Ms Bowers,

I am writing to you to object to the above planning application for a Single-storey extension to the side with two-storey rear/side extension and balcony terrace to rear.

- **Impact on privacy:** At present there are trees in place between our property and the above, however, these could be removed at any time. At which point, with the proposed two-storey extension and balcony to the rear, no. 10 would overlook our property causing a total loss of privacy.
- **Effect on nature conservation and trees:** With an extension and balcony to the above property, may come the requirement for a better view. If trees were removed to increase no. 10's outlook, it would not only affect our privacy, and those around us, but affect local wildlife i.e. birds, squirrels, etc. who use the trees as a habitat.
- **Loss of Daylight:** The sun, at present, breaks through the trees which separate our property from no. 10. However, the proposed two-storey extension to the rear of the above property potentially blocks sunlight coming through into our garden. It will not only be higher but closer to our property; possibly overlooking our property causing a loss of privacy and a loss of daylight.
- **Out of character with other development in the area:** With the widening and lengthening of the building, it becomes out of character with the rest of the residential properties nearby. Our understanding is that the proposed extension will include an office with balcony. If this is a working office with potential clients visiting and/or entertained at the property using a balcony that overlooks us, then not only is our privacy impinged, but there is a possible increase in people flow in an otherwise residential area.

Yours sincerely,



RECEIVED BY
CHIEF EXECUTIVE

28 SEP 2020

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| FAO | |
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The Barn, Turner Fold

Read

Burnley

Lancs

BB12 7 QZ

26/09/2020

Rebecca Bowers

Planning Dept

RVBC

Council Offices

Church Walk

Clitheroe

BB7 2RA

| | |
|--------------|--|
| PLANNING | |
| 28 SEP 2020 | |
| ATTENTION OF | |

Re: Application No: 3/2020/0674 , Mrs H Hoyle, 10 Buckingham Drive Read BB12 7QE

Dear Ms Bowers,

We are writing with our objections to the proposed scheme at 10 Buckingham Drive.

Our primary objection is that the scheme is too vast and will severely compromise the visual amenity of this little corner of Read. For us personally it will obliterate the only bit of view we have from our house replacing it with a blank monolith which will come very close to the boundary. We are also concerned about the effect it will have on our other neighbours and their gardens.

Secondly, the style of this extension is very out of keeping with the chalet styles of the local area.

Thirdly, the firstly floor office is clearly intended for business use and this may adversely affect the traffic and parking on Buckingham Drive.

We hope that you will consider the size, style and placement of this extension

Yours sincerely



9/21/2020

Re: Planning Application No: 3/2020/0674 - Mrs Hannah Hoyle - 10 Buckingham Drive, Read, BB12 7QE - [REDACTED]

Re: Planning Application No: 3/2020/0674 - Mrs Hannah Hoyle - 10
Buckingham Drive, Read, BB12 7QE

[REDACTED] <[REDACTED]@gmail.com>

Sep 20, 2020, 4:17 PM (17 hours ago)

to planning

Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe

20 September 2020

Forest House
Straits Lane
Read
Burnley
BB12 7RA

Dear Sirs,

Further to the receipt of your letter dated 08/09/2020 we would like to lodge an objection against the above proposed planning application to build a single and two-storey extension at 10 Buckingham Drive, Read.

As the position of the above property follows a curve in the road on Buckingham Drive it is angled in such a way that the proposed first floor office and balcony element of the extension directly overlooks our rear garden and property resulting in a major issue regarding privacy.

Our house is a bungalow with all three bedrooms running along the rear of the property, should the proposal go ahead we would not only be overlooked in our garden but also our bedrooms. The one impacted most would be the master bedroom which has french doors leading onto the garden giving it such an open aspect for our privacy to be invaded to an unacceptable level.

The room of the proposed extension that will affect our privacy the most is innocuously cited as an office, which indicates that it would be mainly solely occupied. However, we have no guarantees that taking into consideration the large size of the room with 2½ metre span bi-fold doors leading onto a substantially sized glass fronted balcony, that further down the line this room would not be used as a second lounge/sun room. If this should prove to be the case we could potentially be overlooked in our garden and bedrooms not only by the household members but by any visiting friends and family using the said room and balcony. It also leads to the question as to what purpose there is in an office with three panelled bi-folds leading onto a large balcony.

This objection is not just about the first floor bi-fold doors and balcony, we would feel just as strongly that our privacy was being impacted should the balcony not have been included and standard windows had been put forward on the drawings.

On a final note, we feel that the plans submitted are more in keeping for a stand-alone property in its own large grounds and are totally unsuitable to one on an housing estate. This can only have a detrimental affect to the residents in the surrounding properties should this development be allowed to proceed.

Yours faithfully,

[REDACTED]

Reply

Forward

Rebecca Bowers

From: Planning
Sent: 24 September 2020 09:52
To: Rebecca Bowers
Subject: FW: re. Planning Application No: 3/2020/0674, 10 Buckingham Drive, Read, BB12 7QE

Lynne Calver

PA – Chief Executive

From: Rachel Popple <rpopple@ribblevalley.gov.uk>
Sent: 23 September 2020 17:31
To: Planning <planning@ribblevalley.gov.uk>
Subject: re. Planning Application No: 3/2020/0674, 10 Buckingham Drive, Read, BB12 7QE

Dear Ms Bowers,

I am writing to you to object to the above planning application for a Single-storey extension to the side with two-storey rear/side extension and balcony terrace to rear.

- **Impact on privacy:** At present there are trees in place between our property and the above, however, these could be removed at any time. At which point, with the proposed two-storey extension and balcony to the rear, no. 10 would overlook our property causing a total loss of privacy.
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- **Loss of Daylight:** The sun, at present, breaks through the trees which separate our property from no. 10. However, the proposed two-storey extension to the rear of the above property potentially blocks sunlight coming through into our garden. It will not only be higher but closer to our property; possibly overlooking our property causing a loss of privacy and a loss of daylight.
- **Out of character with other development in the area:** With the widening and lengthening of the building, it becomes out of character with the rest of the residential properties nearby. Our understanding is that the proposed extension will include an office with balcony. If this is a working office with potential clients visiting and/or entertained at the property using a balcony that overlooks us, then not only is our privacy impinged, but there is a possible increase in people flow in an otherwise residential area.

Yours sincerely,

mso-bidi-font-family: Calibri; mso-bidi-theme-font: minor-latin; mso-fareast-language: EN-GB™ Rachel Mee

Lynne Calver

From: webmaster@ribblevalley.gov.uk
Sent: 23 September 2020 17:34
To: Planning
Subject: Form completion: Planning Application Comments Form

FORM DETAILS

Web Ref No: 21944
Form: Planning Application Comments Form
Completed: 23/09/2020 17:34:02
Status: Pending

USER DETAILS

Site user email: Unregistered user

USER INPUTS

title: Mrs
LastName: Mrs
firstName: Rachel
numberName: 1
postAddress: Turner Fold, Read
postCode: BB12 7QZ
refNo: 3/2020/0674
addDev: 10 Buckingham Drive, Read, BB12 7QE

comments: Dear Ms Bowers, I am writing to you to object to the above planning application for a Single-storey extension to the side with two-storey rear/side extension and balcony terrace to rear. **Impact on privacy:** At present there are trees in place between our property and the above, however, these could be removed at any time. At which point, with the proposed two-storey extension and balcony to the rear, no. 10 would overlook our property causing a total loss of privacy. **Effect on nature conservation and trees:** With an extension and balcony to the above property, may come the requirement for a better view. If trees were removed to increase no. 10's outlook, it would not only affect our privacy, and those around us, but affect local wildlife i.e. birds, squirrels, etc. who use the trees as a habitat. **Loss of Daylight:** The sun, at present, breaks through the trees which separate our property from no. 10. However, the proposed two-storey extension to the rear of the above property potentially blocks sunlight coming through into our garden. It will not only be higher but closer to our property; possibly overlooking our property causing a loss of privacy and a loss of daylight. **Out of character with other development in the area:** With the widening and lengthening of the building, it becomes out of character with the rest of the residential properties nearby. Our understanding is that the proposed extension will include an office with balcony. If this is a working office with potential clients visiting and/or entertained at the property using a balcony that overlooks us, then not only is our privacy impinged, but there is a possible increase in people flow in an otherwise residential area.

