

From: [BT Email](#)
To: [Planning Comments \(Shared Mailbox\)](#)
Subject: Reference: 6/2022/2586/HOUSE 61 The Ridgeway, ENG 4BD
Date: 08 December 2022 16:49:28

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F.A.O Ms Kirsty Shirley

Dear Madam,

We write with major concerns with respect to the closeness and impact of the proposed extension to the front of the property and would ask for your clarification of various points of issue as set out below.

The actual boundary tapers towards the front and is not parallel as drawing detail, at present the brick fabric is 800mm from the centre line of the boundary at the rear, and 590mm at the front (garage) with present soffit/facia/guttering being 605mm hence already overhanging the boundary to the front. Once the extension is added of 2.335mm as detailed on drawing (103) this will create a greater overhang of the boundary, existing timber fence panels are virtually impossible to remove.

The actual extension size specified of 2.335mm does not correspond with the proposed removal of the front bay window and thereafter to continue the building line across to the garage side, the existing porch being set back by some 770mm (overlooked) will mean the extension will actually be 3.100mm, even move boundary overhang if this is to be the case and would fully block out the light to our utility room and probably reduce the light into our family room especially if the greater dimension is approved?

The actual large soffit/facia/guttering detail is shown on drawings to be maintained ? will this be reduced due to new roof pitch work and dimensions specified?

Should/Will a Party Wall Act be stipulated due to the closeness of the excavations?

The proposed replacement of a side window for the Kitchen/Dinning room should be of a frosted glass nature as we will be able to see directly into this from our kitchen side door which is also our fire exit to this side of our building.

We have a major concern with respect to safeguarding the fabric of our property together and with the fully side paved areas etc., due to the closeness of the building especially when the roof

will be removed as there is so little room to erect scaffolding and the appropriate health and safety measures ensuring the duty of care ?

We ask that these various points be detailed/clarified if the application should be approved and stated on your approval/addendum notice.

Yours sincerely,

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59 The Ridgeway.

EN6 4BD.