

Consultee Comment for planning application 6/2023/2089/HOUSE

Application Number	6/2023/2089/HOUSE
Location	Freny Cottage 41 Northaw Road East Cuffley Potters Bar EN6 4LU
Proposal	Erection of a front porch, front to rear, part subterranean and two storey rear extension with increase in roof height and installation of two dormers on each side roofslope
Case Officer	Ms Kirsty Shirley
Organisation	Northaw & Cuffley Parish Council
Name	The Clerk
Address	7 Maynard Place Cuffley EN6 4JA
Type of Comment	MajorObjection
Type	
Comments	<p>Council reviewed the application and agreed to submit a major objection. The major objection is on the following grounds: 1. The flank windows create a privacy issue as they are shown as fully opening. These windows should be totally obscured glass with no opening below 1.8 metres from the internal floor level. 2. There is a significant overlooking and privacy issue for the neighbours due to number and position of upper floor window.3. Given the proposed basement there will be considerable excavation etc. If this is approved there should be a condition that a construction management plan should be submitted and approved prior to commencement of construction.4. There will be an inappropriate level of parking on site 5. The development is out of character. In particular the raised roof height and basement.6. The proposal represents over development of the site.7. The proposal is not compliant with the Neighbourhood Plan Design Code for Household extensions.</p>
Received Date	13/11/2023 13:24:12
Attachments	