

4th of February 2014

Dear Mr. Tulloch,

We apologise for being late in raising objections to the proposed new house at 5 Kemplay Road. We were both ill during January with severe flu, and one of us (Helene Dubinsky) was twice admitted to hospital. Thank you very much for agreeing to consider our submissions at this stage.

Our objections are as follows.

- (1) Our house forms part of a pair of beautiful, symmetric, Victorian brick houses dating from about 1870. Building a modern house right against our house will completely change – and damage- the character of the two Victorian houses. This raises serious conservation issues.
- (2) The digging of the basement in the proposed new house may cause a change to the groundwater and structural damage to our house.
- (3) The roof terrace on the first floor of the proposed new house, and still more so the roof terrace on the second floor would overlook our garden.
- (4) Building the house right against our own would further intrude on our privacy because of the noise transmitted through the wall.
- (5) The plan for the front part of the house would have the effect that there would be much less light entering the side (through various windows and a windowed door) of our house, making our house much darker.
- (6) On a more personal note, we bought our home in 1986 (we are among those residents who have lived longest on Kemplay Road) for its beauty and peace. We understand and respect the wish of our neighbours to build a house for their young family but are deeply concerned by the plans in their present form which we strongly believe will take away the character, peace and privacy of our own house.

Thank you in advance for considering carefully our objections.

Yours sincerely,

Helene and Alex Dubinsky