

Application No:	Consultees Name:	Received:	Comment:	Response:
2020/3911/P	John and Liz Fanshawe	27/10/2020 15:14:13	INT	<p>While we understand the desire of our neighbours to extend their basement flat, we are concerned about the potential impact on our property, number 22 Kemplay Road.</p> <p>The proposed excavation and creation of a new room (labelled 'Dining' in the drawings) appears to involve the boundary wall between our properties, and it is not clear that the architects understand what lies on our side of the existing boundary wall. It is unfortunate that the cross-sectional drawing intended to show the post-development position ('Proposed cross-section AA' on page 3 of 'Existing and Proposed Drawings'), takes a mid-line through No 24 and thus entirely omits the proposed new 'Dining' extension.</p> <p>Before we comment further on the application, we would like to see:</p> <ol style="list-style-type: none"> 1. A cross sectional drawing which includes the new rear extension and clearly indicates: <ol style="list-style-type: none"> a. the position of the back wall of No 22 b. the position of the existing pyracantha tree in our garden c. the position, in relation to the proposed extension, of the platform and steps leading from our raised ground floor door down to the garden ' there is an external door here, close to the property boundary, and the platform outside the door directly abuts the boundary wall d. the proposed extent and appearance of the rebuilt boundary wall and fencing between the two properties 2. A detailed account suggesting how the present boundary wall might be demolished and rebuilt, including: <ol style="list-style-type: none"> a. how the platform described in 1c above might be dealt with. It is important to note that this platform houses a storage area accessed from a utility room at the back of our lower ground floor ' hence demolition of the existing wall could provide direct access to our house and may have structural implications. b. materials to be used c. approximate timelines <p>Thank you John and Liz Fanshawe</p>