



Waldringfield Parish Council

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Waldringfield Parish Council Response to DC/21/1743/FUL Gin Gin Slouva, Deben Lane, Waldringfield IP12 4QN – Proposed general refurbishment and extension of the property. Works related include a single storey side extension, replacement of existing roof with an extended gable roof (with front and rear glazing), proposed new facade treatment and new front timber fence. Proposed new entrance and removal of the front bay windows.

Dear Jamie Behling,

Waldringfield Parish Council OBJECTS to this application for the following reasons.

The overall height and scale of the development will be considerably greater than that of the current bungalow and neighbouring properties.

We are particularly concerned regarding the obvious overlooking issues from what we consider to be the disproportionately large first-floor windows.

As is illustrated in the Design & Access Statement, Deben Lane is a very narrow unadopted track. The first-floor window on the east elevation would look directly into the first-floor bedrooms of the semi-detached cottages (Jubilee Cottages) on the other side of Deben Lane, and vice versa.

This same window would also result in overlooking of the garden, and main sitting-out area of The Poplars, also opposite.

The two large velux windows on the south elevation would result in overlooking of the garden and sitting-out area of the neighbouring 6 Deben Lane.

The first-floor window on the west elevation would result in overlooking the garden and sitting-out area of the neighbouring properties, Monique and Glenafon, in Sandy Lane.

We therefore object to this application on the basis that it is contrary to:

- i) SCLP11.1 Design Quality iii) the height & massing of developments should be well related to that of their surroundings, and
- ii) SCLP11.2 Residential Amenity a) Privacy/overlooking and b) Outlook

Kind regards,

Rebecca Todd, Parish Clerk – on behalf of Waldringfield Parish Council