

26 March 2018

Dear Sir / Madam,

With reference to planning application PP-06700049, 106 Wallington Avenue, I write this letter in support of the application as unfortunately neither I nor the applicant can attend the planning committee meeting on 3<sup>rd</sup> April 2018.

Whilst I appreciate and respect the conditions and concerns of the objectors at number 104 and 103, I do not believe that this should prevent the development from taking place. However, now that the applicant is aware of the conditions, it is the aim to mitigate dust produced from the works through careful liaison with the objectors, and through operating a dust mitigation strategy over the duration of the construction phase.

I consider part of the objection from 103 to be an incompetent view on the development, with very little thought. It would appear that the objector believes that the development will affect current car parking provision on Wallington Avenue, and the development will 'reduce the space between my property and this property to be extended bringing both houses closer together'. Car parking provision will remain the same, as provision has been made for a 5000 x 2400mm parking bay to the front of the property. The latter comment does not make any sense.

In addition, the outlook from 103 and 104 will be improved as the applicant looks to significantly improve the aesthetics of the building, replacing a currently dilapidated garage/porch/canopy, in keeping with similar developments on the street. This would in fact add a degree of value to the objectors' properties as the outlook will be improved.

Furthermore, the development is in keeping with the property, and of a scale which I, and the Planning Officer consider acceptable. Discussions were held with Rebecca Andison early in the consultation phase, where it was advised to reduce the size of the dormer(s) to the rear elevation, which we duly acknowledged and amended the plans to suit this requirement. In addition, there are similar developments on the street which we would hope have set a design precedent for these works.

The intention is to create a 4 bedroom property to house the applicants' family, which has recently grown.

I hope that the above is satisfactory and that I have addressed the objectors' concerns. It should also be addressed that the intention of the applicant is to ensure a smooth development process for all.

Yours Sincerely



Richard Steedman  
(Agent)