

## About the application

Application number: 2023/91316	
What is the application for?:	Demolition of existing garage and erection of single storey side and rear extens
Address of the site or building:	10, Park Close, Shelley, Huddersfield, HD8 8JF
Postcode:	HD8 8JF

## User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes
<p>REF: Planning Application Number 2023/91316 10 Park Close, Shelley, Huddersfield, HD8 8JF With reference to the letter dated 12th May 2023, we would like to raise the following comments and concerns:</p> <ul style="list-style-type: none"><li>• Objection 1 - Invasion of privacy Due to the bungalow being elevated above existing bungalows below, it is a major concern that the proposed, imposing, extension will seriously impede privacy. Currently, this property is set much further back in its plot with a two-meter, opaque fence surrounding the bungalow at the upper level and offering some privacy. According to the plans, the main living rooms are going to be switched more to the rear (overlooking properties below) and the bedrooms relocated to the front of the property (currently, two of the bedrooms are at the rear of this bungalow which is more private). Also, the windows being proposed, that overlook properties below, are much larger and intrusive.</li><li>• Objection 2 – Drainage Issues The understanding is that this property has already been extended from its original form, having had the garage, and shed added later. The main concern, is that according to the planning application this huge extension is just reliant on natural soak away. Recently, a vast number of trees and natural foliage has been removed from the lower garden section of this property. This will have already impacted on the natural drainage process. Also, in addition to the land lost to the huge, proposed, rear extension, further land will be 'lost' by the removal of a parking space in the garage and creating further parking at the front of the property. As previously mentioned, any natural soakaway will not affect their property as much as the ones below on Park Drive. This is a serious concern, as Yorkshire Water are already frequently on the estate attending to the drains. Also, when the property next to 10 Park Close put a much smaller conservatory extension on their property, this significantly raised the surface water levels on the properties below.</li></ul>	

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- **Objection 3 - Scale of the extension**

No other bungalow, near this one, has extended to this extent. The extension is almost as large as the original bungalow and detracts from the original character of the site.

- **Objection 4 - Wording in application**

In relation to trees and hedges on the property, the applicant ticked the 'no' box implying that there are no trees or hedges on the property or adjoining properties which are within falling distance of the property development. I am not sure this is correct as tall hedges line both sides of the property.

We hope that our comments will be duly taken into consideration and our address removed from any publications.