



Subject: Objection to Planning Application

Dear sirs

I am writing to formally object to the planning application submitted for the construction of front and rear dormer at 66 South Street, adjacent to my property at 64 South Street.

My objections are grounded in the following concerns:

1. Visual Impact and Street Scene: The proposed dormers appear to be out of character with the prevailing architectural style of our neighborhood, potentially disrupting the uniformity and aesthetic appeal of our street scene, which is characterised by 2 storey houses in our area.
2. Privacy and Overlooking: The placement of the dormer windows could lead to a significant loss of privacy for my property and others, as they would overlook our gardens and living spaces, infringing upon our enjoyment of our properties.
3. Overshadowing and Loss of Light: The proposed construction might result in substantial overshadowing, diminishing the natural light that currently reaches my property, particularly affecting my garden.
4. Impact on Conservation Area/Listed Building: Given that our area is in a conservation area, the proposed alterations could undermine the character and historical value of our locality, which is preserved for its architectural and historical significance.
5. Noise and Disturbance: I am concerned about the potential increase in noise and disruption, not only during the construction phase but also due to the heightened occupancy and activity levels once the attic conversion is completed.
6. Compliance with Building Regulations and Right to Light: I question whether the proposed development fully complies with the necessary building regulations, particularly concerning structural stability and fire safety. Moreover, the development may infringe upon the "Right to Light" for neighboring properties, including mine.
7. Drainage and Structural Concerns: The additional weight and alterations to the roof structure could pose risks to the structural integrity of the building. We are already experiencing subsidence and flooding in our basement and damp on our walls and the addition of a dormer will have an adversely impact on the already insecure structures and drainage system, which will lead to further issues for adjoining properties.

I trust that the planning department will take these objections into account when reviewing the application. I believe that the proposed development would negatively impact the residents and the character of our neighborhood.

Thank you for considering my concerns. I am willing to discuss this matter further if required.

Yours sincerely

64 South Street, Dewsbury, WF12 9NE