About the application

Application number: 2026/92506	
What is the application for?:	Erection of single storey rear extension and rear dormer
Address of the site or building:	21, Clarke Street, Westborough, Dewsbury, WF13 4LP
Postcode:	WF13 4LP

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes

Dear Sir/Madam,
I wish to express my concerns regarding the proposed single-storey rear extension and rear dormer at No. 21 Clarke Street.
I have lived in one of the houses across from No. 21 for many years and have always appreciated the character of the terraced houses and the outlook from my home.
From both my kitchen and bedroom windows I look across towards the terrace, and I value the appearance of the rooftops and buildings as they currently exist.
I am concerned about the size and scale of the proposed rear extensions. Although it is located to the rear of the property, it would still introduce a substantial amount of additional built development and, in my opinion, would appear large and dominant when viewed from neighbouring properties and gardens. I believe it would reduce the sense of openness that currently exists across the rear of the terrace.
What concerns me most, however, is the proposed rear dormer. Based on the drawings submitted, the dormer appears to occupy almost the entire rear roof and would be considerably larger than the only other rear dormer at No.23 Clarke Street.

The dormer at No. 23 Clarke Street is relatively modest in size and occupies only part of the roof. By comparison, the proposed dormer at No. 21 would extend across the majority of the roof and is more than twice the width. In my view, it would no longer appear as a modest addition to the roof but would instead dominate it.
I find it disappointing that such a large dormer is being proposed on what is otherwise a traditional row of terraced houses. One of the things I have always liked about this terrace is its consistent appearance. The proposed dormer would significantly alter the appearance of the roof and would stand out as a prominent and bulky feature when viewed from surrounding properties, including my own.
I am particularly concerned that the scale and prominence of the dormer are out of keeping with the character of the terraces and would have an adverse effect on the appearance of the surrounding area. The proposal appears much larger than the dormer on neighbouring properties and gives the impression of occupying almost the entire roof space.
As someone who sees these properties every day from my kitchen and bedroom windows, I feel that the proposal would have a noticeable impact on the outlook I currently enjoy from my home. I believe the combined effect of the large rear extension and extensive dormer would make No. 21 appear considerably larger and more dominant than the surrounding houses.