[redacted]

Subject: RE: Planning Permission Consultation - 21 Water End Alwalton Peterborough (ref 25/00554/HHFUL)
Date: 21 April 2025 22:19:59

We are the neighbours to this property on the South East side.

Our comments are related to the new 15 x 6.3 x 5.9m outbuilding. This building sits close to our boundary, raising potential concerns regarding overlooking and overbearing dominance with impact to the open vista within the conservation area.

There is a considerable difference in site levels between the proposed development and our property, which is not detailed in the plans. This makes it impossible to comment on whether the 5.9m high building would be overbearingly dominant, or if it would interfere with our views.

Overlooking. As no sections have been provided by the applicants, it is not clear if the proposed dormer windows facing our property and garden are at eye level, and if they will give a view in to our garden or through the windows of our study.

As is not possible to judge from the drawings whether there will be any issues of impacting on views or affecting privacy. We would like to reserve the right to comment once the applicants have provided a section through the building (to show the level of the dormer windows relative to floor level) and a section across the boundary to show how much of the building would be visible from our side.

In the event a height is approved that would make overlooking an issue, then it would be important there are no windows on this south side (windows on the other 3 sides are fine), or at a minimum such windows are of frosted glass. South facing windows roof windows may also be undesirable due to the thermal impact on the building.

[redacted]

Lynch Cottage,
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Alwalton
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