



23rd January 2021

2020/01456/FUL – 1 Merrick Cottages, St Nicholas

This application was considered at our meeting of January 11, 2021.

Concerns were considered, including those related to the:

- Location in the Conservation Area
- Large flat roof
- Shadowing of neighbouring property
- Southwest facing window

Members of the council understand the residents desire to improve their property. However, Members resolved to **object** to this proposal.

Of concern is the appearance of the flat roof of the proposed extension as this is within the **Conservation Area** and visible from the street.

Members are particularly concerned about the **overshadowing** of the rear of 2 Merrick Cottages and how it would be possible for the owner of 1 Merrick cottages, to maintain and repair the wall that would stand as the boundary. It appears that access to the rear garden of 2 Merrick Cottages would be required to paint the wall and remove and replace the render.

We have referred to the LDP's, Supplementary Planning Guidance: 'Residential & Householder Development' in forming our view.

Cllr Ian Perry

For and on behalf of St Nicholas with Bonvilston Community Council