## Cathy Horton

**From:** Phil Rowland [pr@landmarkplanning.co.uk]
**Sent:** 24 April 2008 11:55
**To:** Cathy Horton
**Cc:** Chris Merriman
**Subject:** Proposed Dwelling Rectory Lane Nailstone

Hi Cathy

Following on from our conversation on Wednesday.

The reference in the D&A Statement to no main accommodation windows is in relation to the new dwelling and not no. 6 Rectory Lane. The northwest elevation to the new dwelling facing no.6 has a window to the entrance hall and two small secondary lounge windows. We don't need the windows to the lounge to meet light and ventilation issues and so could be deleted. However they do help to articulate this elevation and therefore, if you feel there is a problem we could use coloured or opaque glazing and this could be dealt with by condition.

As the building is single storey there will be no loss of privacy to the occupiers of no.6 as this will be safeguarded by the fencing. I am not convinced that the future occupiers of the proposed dwelling will suffer any loss of amenity if the secondary lounge windows are retained with clear glass as the windows are so small that any view into the dwelling will be negligible.

Your adopted guidance calls for a distance of 12metres between a main elevation of a two-storey dwelling and a blank side elevation of a single storey dwelling. We show a distance of 16m with secondary windows which I feel on balance is an acceptable compromise.

Hope this helps to clarify the situation for you. Should you wish to discuss the matter further or feel unable to support the scheme please give me a ring.

Regards

Phil Rowland

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