

## Kingston Parish Council Planning Update

Ref: KPC Meeting 13 January 2021 Appendix 8

### KINGSTON PARISH COUNCIL – PLANNING UPDATE – January 2021 (Changes since last report highlighted in red)

Application No.	Validation Date	Description of Application	Summary of KPC in Comments	Status
SDNP/20/02902/HOUS  Wellgreen Lodge, Wellgreen Lane	16 <sup>th</sup> July 2020	Ground floor rear extension - revision of application reference SDNP/20/00270/HOUS.	KPC has no objection, comment submitted	Application approved. Decision notice issued 10/11/2020
SDNP/20/04009/HOUS  Cedar Cottage, Church Lane	21 <sup>st</sup> September 2020	Demolition of single storey addition, proposed replacement two-storey side extension with associated landscaping, change to cladding colour, replacement windows and new roof lights, new balcony to south elevation, and new outbuilding	Kingston Parish Council objects to this application for the following reasons:  It is accepted that the proposal has been revised following the Planning Officer's comments but it is still felt that the two storey extension is bulky, substantially enlarging the current building from what was once a small cottage. It is very close to the boundary with the neighbouring property, Dormers, and will substantially affect the light in Dormer's garden.  It is said that the zinc cladding would pick up on the local agricultural setting, but there is little zinc in the area so this seems to be rather far fetched. Indeed, it is felt by some neighbours that the zinc could be more of a fire risk in direct sunlight than wood cladding.  It is not clear from the plans about the exact site of the proposed one storey outbuilding. It is difficult to judge the height of this but its bulk and proposed colour will have a direct	Application in progress

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			<p>effect on the neighbouring property Well Barr, which enjoys the afternoon sun in the family room. A plan showing the cross sections down the slope would be useful to help judge the impact of the building. On the block plan it appears to cross the site boundary ( although this may merely be a drawing issue).</p> <p>Finally, it is essential that a building management plan could be produced which recognises the particular issues of the site access. The bridle way is very popular with walkers accessing the Downs, children use it to get to and from the village school, as well as delivery vans. We would suggest that any management plan should include:</p> <ul style="list-style-type: none"> <li>Details of the number, frequency and type of vehicles used in the building work</li> <li>Details of how the safety of other users along the bridle way can be protected</li> <li>Details of the routing of vehicles during construction through Kingston</li> <li>Details of how the vehicles will be loaded, unloaded and parked</li> <li>And details of how the neighbours will be kept informed and engaged.</li> </ul>	