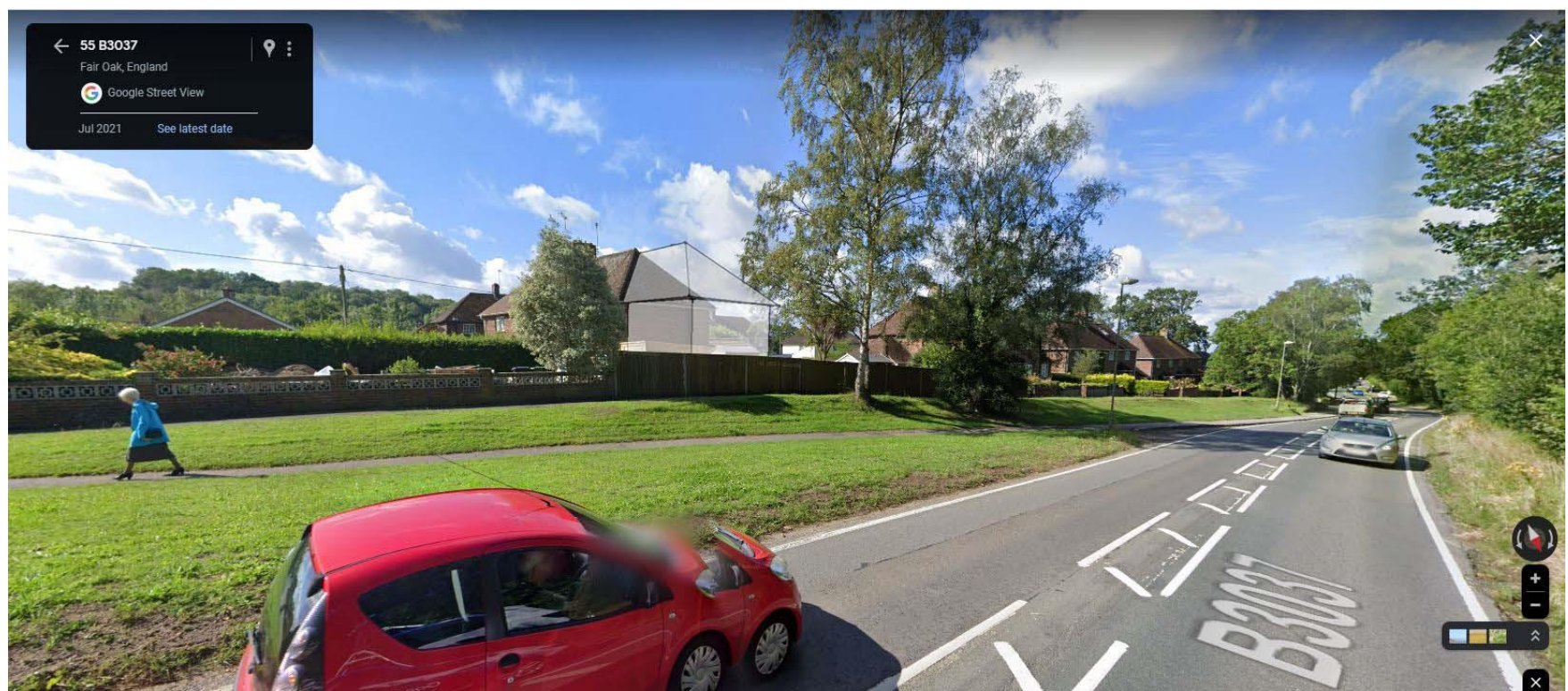




Photomontage view from Mortimers Lane showing the proposed extension and existing trees providing screening. The applicants are willing to provide additional planting to the Mortimer Lane boundary to provide further screening if required.

Screenshot from Google Streetview.



Photomontage view from Mortimers Lane showing a two storey side extension as indicated through the pre-application advice service would be acceptable. The extension has been set back from and has a lower ridge height to maintain subservience to the host dwelling. Similarly the applicants are willing to provide additional planting to the Mortimer Lane boundary to provide further screening if required, however the available space to the boundary is less and the proximity to the house would likely restrict the planting that could be used.

Conclusion

We believe that the impact of the two storey side extension which could be permitted following the guidance given in the pre-application advice is more prominent in the street than the proposed extension which has been refused.