

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 20/10/2025 10:04 PM from [REDACTED]

Application Summary

Address:	9 Orchard Avenue Gravesend Kent DA11 7NX
Proposal:	Conversion of loft space to form habitable rooms with hip to gable extension and dormer in rear roof slope.
Case Officer:	Mrs Alison Webster

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED]

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application

Reasons for comment:

Comments:

Following a review of the planning application for the proposed development at 9 Orchard Avenue, I wish to raise an objection based on several material planning considerations which have a significant impact on the neighbouring property at 7 Orchard Avenue

Loss of Privacy

The proposed development includes windows/elevations that result in direct overlooking of my rear garden, leading to a significant and unacceptable loss of privacy. The increased overlooking would materially harm the enjoyment of my outdoor amenity space, seeks to protect the amenity of neighbouring properties.

Overdevelopment and Scale

The scale and massing of the proposed extension appear disproportionate in relation to the original roof and property. The design results in an oversized addition which is not subservient to the host building, leading to visual dominance and an inappropriate increase in bulk that negatively impacts both the character of the area and the neighbouring property.

Impact on Character, size and Symmetry of Semi-Detached Pair

The application property forms one half of a symmetrical pair of semi-detached dwellings. The proposed alterations, by introducing unbalanced and discordant design elements, disrupt the established symmetry and rhythm of the built form. This is detrimental to the visual harmony of the streetscape and contrary to the principles of good design as outlined in the National Planning Policy Framework (NPPF) and local design guidance.

Boundary Line

There is the concern that the application is close/on the boundary line between the two properties and in view of the encroachment demonstrated by previous building work undertaking in the garden, that this is taken into consideration when reviewing this application and ensuring that there is a clear demarcation of

the property boundary.

In light of the above, I respectfully request that this application be refused or revised to address these concerns in a manner that preserves neighbouring amenity, respects the character of the host building, and maintains the architectural integrity of the semi-detached pair.

Kind regards