



Vigo Parish Council

Vigo Village Hall
The Bay, Vigo Village
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Mrs Sharon Sahota
Planning Services
Gravesham Borough Council
Civic Centre, Windmill Street
Gravesend, Kent. DA12 1AU

22nd October 2021

Dear Mrs Sahota,

Reference Number: 20211164
Proposed Development: Erection of a single storey side extension and a new front porch
Location: 33 Timberbank, Vigo, Gravesend, Kent. DA3 0RY

We are writing to you regarding the above application. Vigo Parish Council discussed and considered this matter at the Full Parish Council meeting held on Monday 18th October 2021. Thank you for agreeing an extension of time for us to submit our comments.

Vigo Parish Council do not have any objections to the erection of a single storey side extension. However, Members do have concern about the new front porch, due to the size and the fact that the plans appear to show it extending beyond the existing building line.

As you may be aware, properties in Vigo are subject to restrictive covenants. Covenant Three states that:

"No additional buildings or any external additions or alterations to any existing buildings shall be erected or made on any part of the land hereby transferred by the First and Second Parties to the Third Party unless the plans, drawings and specification thereof shall have been first submitted and approved in writing by the Second Party, and no walls, fences or hedges shall be erected or grown in front of the building line".

It is our opinion that the original building line, in this instance, refers to the original porch. As such, the resident would not be granted covenant approval for the new front porch. We understand that Planning is an entirely separate matter from the Restrictive Covenants, but Members felt they could not agree to any plan which would be refused Covenant Approval.

As always, if you are minded to permit the application, we would be obliged if you would put in a caveat to inform the resident that they are required to seek Covenant Approval from the Parish Council.

We trust this is in order, but please do not hesitate to contact us if you wish to discuss further.

Yours sincerely,

Joanne Glass

Joanne Glass, Clerk, for and on behalf of Vigo Parish Council.