

Shorne Parish Council

————— Borough of Gravesham —————

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19th May 2025

Application ref 20250388

1 Genesta Glade Gravesend Kent DA12 4PR

Application for variation of condition 2 attached to planning permission reference number 20230698 for Erection of a ground floor front extension, and construction of 2no, dormer extensions in the south roof slope with associated external and internal alterations; to allow the additon of 2 new dormers in the front roof slope.

This proposal is a significant change in design that is more than just a variation of conditions and therefore requires a new planning application.

It is noted that previous applications 20200204 and 20211554, for dormers on both sides of the roof slope, were both refused.

Application Ref 20230698 for divided dormers only on one side of the roof slope was permitted. The Parish Council commented then that it had “no objection to this part of the proposal. The dormer roofs are level with the roof ridge, which we dislike, however the existing dormers that were previously permitted have that same design.”

Similar properties in the area have had a variety of alterations which have set design precedents. However this application would appear to create the largest amount of dormer area, on both sides of the roof slope so affecting both neighbouring properties, and which could constitute overdevelopment.