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Dear Sir/Madam

I thank you for consulting with us in regard to the above application at 22 Mulberry Road Northfleet Kent DA11 8NZ. [REDACTED]

We have looked at the plans and note that it proposed to build a rear/side extension. Of particular concern we note, that a new second floor element is proposed from [REDACTED] boundary [REDACTED] fully across the site to the 22/20 boundary. We can see, as a principle, this is contrary to your Supplementary Planning Document (SPD), householder extensions/alterations design guide.

Quite rightly, the SPD considers the detrimental effect of overshadowing and the sense of enclosure that a two storey extension built up to a boundary would cause, as in this case. The SPD also states that any second storey extension or first floor extension should not be greater than the origin dwelling width. In this case, the extension is beyond the original width of the dwelling extending [REDACTED] boundary behind the existing garage, [REDACTED] [REDACTED].

Based on the foregoing the proposal should be refused, as it is contrary to the requirements of your SPD.

[REDACTED]