

From: Rosanna Pain [<mailto:rosanna.pain@djdgroup.co.uk>]

Sent: 04 December 2017 12:19

To: Webster, Gemma (Senior Planning Officer) <gwebster@herefordshire.gov.uk>

Cc: Wife [REDACTED] Kevin Davis <kevin.davis@djdgroup.co.uk>; john daniels [REDACTED]

Subject: Fox court Planning

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DJD Architects File Ref: K783/8.0

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Gemma,

Thank you for your previous comments relating to the application at Fox Court, Colwall. I am pleased to attach revised drawings of the proposals incorporating the feedback given. I would be grateful if you could supersede the previous drawings of the same number, remove drawing K783-008(A) Proposed Garage, and include the two new drawings K783-007(-) Proposed FF Plan and K783-009(-) Tree Protection Plan.

There are several changes to the layout:

We have moved the garage to connect to the house. This is a single storey inclusion which provides an improved, courtyard style, arrival space to the front of the house, parking for 3 cars and screening between the new and existing house. As the garage is now single storey and attached to the house we feel that it will have minimal impact on adjoining properties or views from outside the site.

The revised proposal also includes a workshop and store to replace the existing collections of sheds on the site. These have been located largely on the footprint of the existing sheds and are of a discrete, low key design.

While overall the new proposal is of a larger foot print, it is still located behind the building line of Fox Court and with a lower ridge height than the previously approved house, further reducing any potential visual impact as indicated in the Landscape report.

I have also included a Tree Protection Plan superimposed on the new proposals which I would be grateful if you could add to the submission. As this is based on the topographical survey and indicates the position of the trees based on this we would be grateful if this were referred to in conjunction to the report. I trust that this addresses the points raised by the tree protection officer.

I trust this address the concerns you had raised and allows for a positive recommendation for the application. However, should you have any queries or wish to discuss, please do not hesitate to contact me.

Kind regards

Rosanna



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