

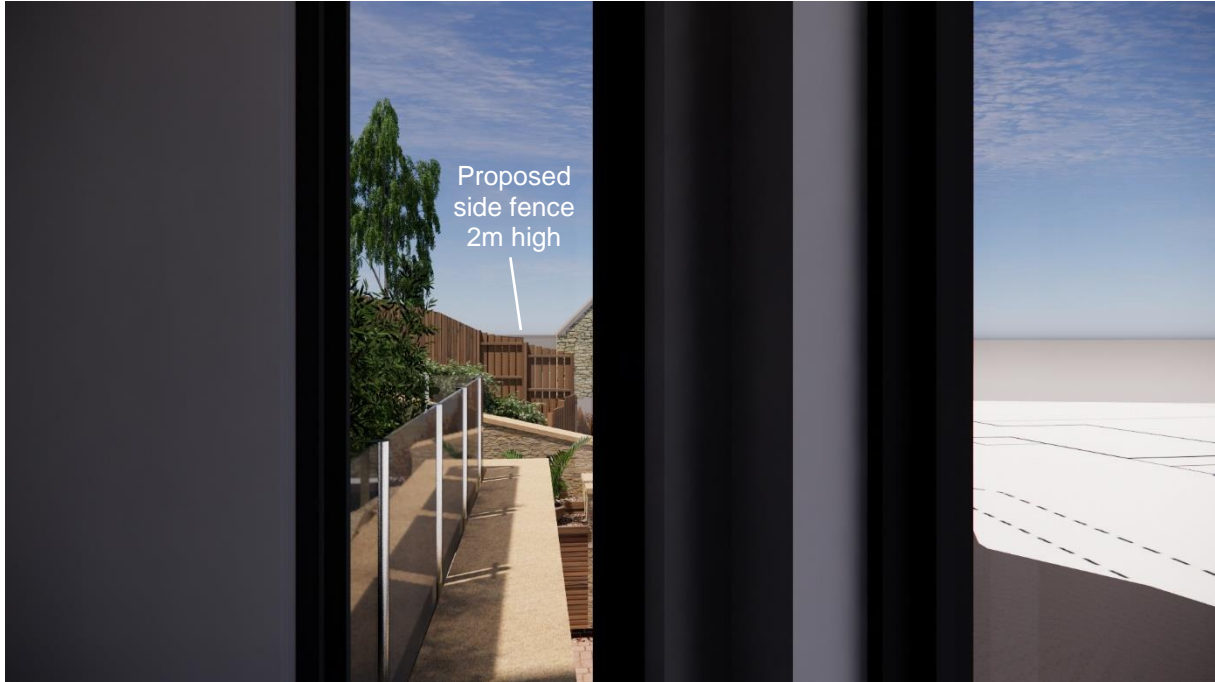


OVERLOOKING OF BATHROOM WINDOW ON PROPERTY ADJACENT

1. With reference to objections relating to overlooking, particularly the side facing bathroom window at 16 Brook Hill, a detailed review of the boundary fencing has taken place to remove any lines of sight that might create issues.
2. Without side boundary fencing, the bathroom window can only be seen from the first floor corner bedroom window and the front corner of the terrace. The bathroom window is 19m from the bedroom window. By adjusting the short run of proposed fencing between the existing fence and proposed new gate, these lines of sight have been removed. This is a minor deviation from the side fence detail shown in the application plans and 3d views, but it addresses all concerns regarding views across the side boundary.
3. The 3d renders below show the effect of the boundary fence with actual views from eye level. The bedroom corner window is the closest to the front boundary and the line of sight from here is the worst case. The side fencing obstructs this line of sight and all lines of sight from the terrace to the window at no 16.



01 View from bathroom window of No. 16



02 View from bedroom window of proposed dwelling, standing eye level.



03 Detail of side boundary fence,

AJP Design
For Dennis Allen

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