

[REDACTED]

From: [REDACTED]
Sent: 25 August 2021 13:55
To: Home <home@letchworth.com>
Subject: Ref: 37659 - 143 Jackmans Place

Dear Claire Pudney

I have received a letter from [REDACTED] this morning with notification of the above application and having reviewed the details I would like to register an objection to this development for the reasons below.

It is an inappropriate level of over-development for this area. With a kitchen and a bathroom, living and bedroom spaces, it is a self-contained bungalow and I think likely to be rented out/sold to a new household. The garage is in the rear garden of the property and only accessible by what appears to be a shared driveway with [REDACTED] Jackmans Place, so is totally inappropriate as a self-contained development site, and it is likely to be the beginning of ongoing applications/conflict

in the area. The house is already one of the larger properties in the neighbourhood and adding this development is completely out of proportion with the surroundings. I note, however that the plans on the website suggest that maybe the driveway is not even shared and is perhaps wholly part of the Settle estate and provides access to the rear gardens of properties [REDACTED] which would make it even more inappropriate to be used as access to a self-contained property.

Jackmans Place itself already is very crowded with vehicles, including cars regularly parked on pavements, and verges in the immediate surroundings of this property. The verge directly at the end of the shared driveway is often used as a parking space, even (I believe) by the residents making this application. Pavement in front of [REDACTED] is also regularly parked on, and these properties form the same row of terraced houses as [REDACTED], so the issue is very much in the immediate surroundings of the property in question, and this self-contained new property is likely to introduce another household with vehicle/s and exacerbate the problem.

I am also concerned that the mention of a “therapy table” could imply an intention to use the property as a business requiring regular visits from customers, which would further increase parking/access issues in this location.

I would appreciate any updates in regards to this application.

Best regards

[REDACTED]
[REDACTED]
[REDACTED]