

Dear

Date: 26<sup>th</sup> August 2022

**Subject: Response to comments by neighbors on Application Reference 39173- 5 The Dale, Letchworth Garden City**

Further to conversation over the detailed response to the comments raised by neighbors in order.

**Comment 1 Response:**

The application is prepared in strict adherence to Letchworth Garden City Design principles therefore the comment on magnitude of extension is misleading and should be ignored. During the entire process have engaged with heritage for advice and guidance and everything that was not suitable or acceptable for heritage has been removed from the plan.

The comment refers to plans as 'family dwelling of possible 3 generations'. This is unacceptable that someone is commenting on family on a public platform making it a hostile environment for to enter with small children considering all neighbors can see the comments and negativity, which is unnecessary as there is no current law that denies a family to reside in a bungalow.

There is ample parking on site at 5 The Dale (driveway and garage) as the road is already permit controlled.

Furthermore, most of the bungalows on The Dale have already done massive extensions with double story extensions, dormers, rear extension, multiple roof windows on the front and back on the roof, almost every bungalow turned into double story houses. The Dale is possibly the only property left without any work done to since its build in 1930's and is in need of desperate restoration to almost every brick and stone.

As mentioned above the commenter is ill informed of the surroundings as the road has already got extensions more in magnitude than what have applied for.

This comment should be ignored as it is based on personal attack rather than technicalities of the proposed plans.

**Comment 2 Response:**

The comment discriminates against families with young children as there is no reason why a small family cannot live in a bungalow. are a growing family and enjoy quiet life away from hustle of London and have a baby on the way hence would require additional space so applying to make The Dale from a 3-bed property to a 4 bed property. In addition, the property was on the market for almost 1 year and no elderly or disabled person purchased it, hence do not understand how purchasing this and wanting to optimize it for family would discriminate against the elderly, especially since the neighbor making the comment is assuming will sell the home which have no intentions to as it is purchased as a family home. The comment regarding narrow road and emergency services having problem accessing road is baseless as there is nothing stopping existing

dwellers to have relatives/friends over with increased traffic and whosoever lives at The Dale has the same right for visitors as any other house, unfortunately the house is not going to be left empty so whosoever lives in it will come with vehicles and the plot itself provides ample parking for this.

### **Comment 3 Response:**

This neighbor has already complained when first submitted drawings to council and has a massively extended property which is overbearing into own garden. This has been shown and discussed with during a site visit so it is baseless for to now complain that minimal extension request will impact house in anyway as are neighbors whose garden backs onto garden so the actual houses are quite far apart.

Neighbor is asking for information on garage extension which is something have not applied for, so this comment is not applicable. will only do a garage restoration and will not be making any extension.

### **Comment 4 Response:**

A professional is submitting the drawings, if neighbor cannot decipher or understand the technicalities and dimensions, the commenter should pay and instruct a professional to interpret for them rather than harass heritage with baseless comments against the plans.

Single storey 5-meter rear extension has been deemed acceptable during discussion with heritage via email and also on-site visit. There is at least 40 meters distance or more between the extension and the house whose garden backs onto garden! (Including 2 garden spaces from The Dale and the station way house).

have NOT applied for a 2-storey rear extension as commented by this neighbor – again not factual statements only baseless allegations due to own lack of knowledge.

There are very limited number of roof windows on plans and have only the view of the SKY from them due to positioning!! cannot see inside anyone's homes from the angles the roof lights are placed and will also be using blinds for privacy as children will reside upstairs in the room next to . The entire street has multiple roof windows front and back, so find it difficult to believe how this possible privacy issue was not raised about 3 houses ago when renovations were occurring on The Dale, considering possibly the commentator has done a double storey extension and intruding into other houses privacy.

Unfortunately, do not think neighbors should have the right to comment on the number of people residing in a home or how big the family is, this discriminates against those who have larger families or more number of children and this was not a relevant question asked to when were sold the bungalow. are only expanding this from a 3 bed to 4 beds so only actually increasing the bedrooms by only one and making a new kitchen so can accommodate cooking meals for a growing family. Obviously, this neighbor must have experience with placing a large number of family members in a 4-bed house as do not see how more than one couple and 3-4 kids can survive in this sized house in the first place.

The neighbor making this comment on concrete jungle has only concrete on own plot considering they have themselves done a 2-storey extension! Again, baseless comment as houses cannot be

constructed from grass. The portion of the garden where [redacted] want to build the 5-meter extension on is already fully concrete ground and there is no grass or greenery [redacted] are building on. [redacted] are not removing any greenery or grass to create this planned space. The roof alteration also does not affect the greenery or grass/plants on site so again a very hostile baseless comment from a neighbor who clearly like to harass and bully.

### **Comments on family/personal attack**

The public comments made by neighbors should follow a consensus and should be censored by heritage if possible before public display as they form a social media type platform and create hostility and negativity against the family applying for permission. Neighbors have been allowed to comment on 2-3 generations living in the home, the size of [redacted] family and children living there and this should strictly not be allowed as it is very distressing for [redacted] to read.

The neighbors should be told strictly to comment on the technicalities of the house plans rather than personal family attacks and if they lack the IQ or knowledge to comment on architectural plans should pay and hire a professional to respond on [redacted] behalf rather than allowing them to create a dominos effect of hostility towards [redacted] family where everyone can read the comments and feed off of [redacted] to then post further comments about [redacted] family.

[redacted] have purchased the house and inevitably [redacted] will now live there, and [redacted] do not like the environment these personal comments are creating for [redacted] children.

All public or social media domains must be censored for appropriate posts and removed if there is a personal attack. [redacted] welcome any concerns on the structure of house, dimensions, garage, green spaces etc however are very concerned on attacks on [redacted] family.

Please feedback to neighbors so they refrain from further comments about [redacted] family and not to make environment hostile for [redacted] children.

Sincerely