

29 July 2026

PL/2026/03311
Barrington, Berwick St James, SP3 4TL

Email only

Dear Dan,

We note the objection from the neighbour and wish to clarify as follows;

The original proposals were positioned off the boundary line to ensure that the build was entirely on the applicants land.

Revised proposals have slightly increased the distance and we have added annotation to show this.

The proposed wall can be built 'overhand' without requiring access to the neighbouring property.

Additionally, the side elevation is now proposed to be stone to match the front. This will require much less maintenance than a rendered finish.

The flat roof element will fall and drain away from the boundary line and be within Building Regulations guidance. There will be no guttering or downpipes on the boundary elevation and therefore there is no risk of water discharge onto the neighbouring land.

The single storey nature of the proposals and lack of side facing windows ensure that there are no overlooking or overbearing issues.

Kind regards,

Ed

Ed Esdon

Director at Esdon Architecture Limited