

[REDACTED]

Sent: 28 May 2026 21:27
To: Planning Comments (HPBC)
Subject: Ref: HPK/2026/0177 - 6 Mossy Lea Drive, SK13 7SX. Single Storey Extension
Attachments: 58434b7c-8b6e-488f-87c8-74873249e851.jpg

[REDACTED]

Dear Sir/Madam

Ref: HPK/2026/0177

Applicant Name: Mr T Young

Location: 6 Mossy Lea Drive, SK13 7SX

Single Storey Extension

Tom has been very helpful in explaining the proposed extension to us, which we appreciate. We are not opposed to sympathetic development in principle, however we do have some concerns regarding the current proposal and its impact on our property at No. 7.

Our primary concern relates to the potential effect on natural light and outlook from our principal living room window and patio area. The centre of our living room window is positioned relatively close to the shared boundary, at 1.6 metres away, and as a result we are concerned that the proposed height, roof profile and overall projection of the extension may create a more enclosed outlook and reduce levels of natural light, particularly during the winter months when the sun is lower. Our garden is south-west facing and currently benefits from afternoon and lower winter sunlight coming around from this aspect. We would therefore ask that careful consideration is given to the overall roof height and design in order to minimise any unnecessary loss of light or sense of enclosure to our living room and patio.

We understand the 45-degree guideline is commonly considered when assessing neighbouring amenity impacts and loss of light, although from the submitted plans we are unable to determine clearly how the proposal performs against this guidance from our window position.

For context, I have attached a photograph dated 28th May 26, showing the current outlook and existing open aspect from our living room/patio area towards the shared boundary. Tom has explained the roof would likely be the same height as our pergola.

We would also ask that careful consideration is given to the choice of external materials. The Wiggett estate has a distinctive character, originally constructed using relatively local stone from a former quarry, and the extension will become a more prominent feature within our outlook from both the patio and living room. We therefore hope any proposed stonework will closely match and respect the appearance and character of the surrounding properties.

We appreciate the opportunity to comment and trust these points will be taken into consideration as part of the assessment process.

Yours faithfully

A Clark

