

13 February 2024

Chief Planning Officer
Mole Valley District Council
Pippbrook
Dorking
Surrey
RH14 1SJ

Dear Sir

Planning Application No: MO/2024/0092/PLAH
Location: 220 China Express, Barnett Wood Lane Ashtead
KT21 2DB

On behalf of the Ashtead Residents' Association I refer to the above planning application.

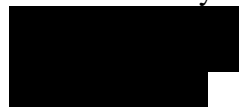
In addition to the erection of a first floor rear conservatory the proposed elevations indicate that railings are to be installed to the remainder of the flat roof to which access will be available. In the circumstances residents in the immediate vicinity will experience loss of privacy.

Accordingly we wish to object for the following reason:-

- The erection of the conservatory at first floor level and the provision for access to the flat roof will be detrimental to adjoining properties by reason of loss of privacy and additional noise
- The design fails to conform to The Ashtead Neighbourhood Development Plan policies AS-H5 and AS -En3

Therefore, we recommend that the application should be refused.

Yours faithfully



Planning Officer