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EM/2497

16 April 2021

Planning Department
East Herts Council,
Wallfields
Pegs Lane
Hertford
SG13 8EQ

Dear Sir or Madam,

3 Rowney Gardens, Sawbridgeworth

We attach our planning application for the extension and alterations at the above property. I attach copies of our drawings 2497_01 & 02_B for your approval as well as images of the existing property.

Our proposal is to extend two storey to the side of the property to create a better living space for our client. On the ground floor this creates an open plan kitchen, living and dining area. We have shown a new utility and w/c accessed off the hall and a replacement garage. We have shown the existing single storey roof to be extended over the extension with roof lights to provide light.

On the first floor, we have shown a new bedroom with an en-suite accessed off the new quarter landing to the side of the property.

The proposal will not affect either of the neighbouring properties and will not create any additional overlooking. We have kept the extension 1 metre from the boundary.

I trust that you can approve this application, however if you have any queries please feel free to contact us.

Yours sincerely



Ellie-Mae Maguire
Architectural Assistant
Encs

Cc: Mr & Mrs Salisbury



Martyn Pattie Chartered Architect R.I.B.A. Dip. Arch (Oxford) Gulsun Erbas Administrator

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