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Mr R Jarman
Department of Planning & Development
Maidstone Borough Council
Maidstone House
King Street
MAIDSTONE
ME15 6JQ

MJD.LEP.2437

26th January 2024

BY EMAIL

Dear Mr Jarman

PROPOSED SINGLE STOREY REAR & SIDE EXTENSION & ROOF DORMER EXTENSION AT 32 SILVERDALE, BARMING, MAIDSTONE, KENT ME16 9JG

We have pleasure in enclosing on behalf of our Clients, Mr T Margrett & Ms N Costas to request your approval for the enclosed detailed application for your consideration under the Town & Country Planning Acts. The application comprises our drawing numbers 2437/01/A, 02/- & 03/--together with the completed application form. Our clients will pay the fee of we believe £258 being the appropriate application fee online however, no doubt you will confirm.

We also enclose the completed CIL Form 1, which illustrates that the proposal should be exempt but no doubt you will check and confirm.

The proposal includes a single storey wrap around extension on the side and rear – providing an improved hallway, GF study, WC utility space, there is an open plan kitchen / family room at the rear. The first floor remains the same expect for the removal of the bulk of the chimney and there is a stair up to the roof dormer rooms on the rear. The side, and rear extensions together with the roof dormers could all be carried out under Permitted Development Rights if the wrap around was not completed on the corner.

There was a similar scheme approved under planning application 20/505556/FULL in January 2021 for this property.

We have completed Certificate B (our clients are in the process of buying the property) and have served Notice 13 to our previous clients who still live at the address noted on the application form.

We understand a separate Design & Access Statement is not required for this type of application, and hope you find this letter provides sufficient description and explanation of the proposals, together with the details shown on the submitted drawings.

However, whilst we trust we have provided all the information you require to consider this application if there are any points you would like to discuss, please do contact us.

We ask this letter to be treated as part of the application.

Yours sincerely

A solid black rectangular redaction box covering the signature of Martin Dadd.

Martin Dadd RIBA

Encs.

c.c. Clients