

**CIRCULATED
BEFORE THE
MEETING**



**REPORT of
DIRECTOR OF STRATEGY, PERFORMANCE AND GOVERNANCE**

**to
SOUTH EASTERN AREA PLANNING COMMITTEE
28 OCTOBER 2020**

MEMBERS' UPDATE

AGENDA ITEM NO. 6

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| Application Number | 20/00833/HOUSE |
| Location | Beachcrest, Sea View Promenade, St Lawrence, Essex, CM0 7NE |
| Proposal | Ground and first floor extensions and formation of glazed gambrel at first floor together with an extended roof terrace. |
| Applicant | Mr & Mrs Gilly & Karl Terklesen |
| Agent | Mr Terry Hyland – Wood Architecture & Building |
| Target Decision Date | 21.10.2020 |
| Case Officer | Annie Keen |
| Parish | ST LAWRENCE |
| Reason for Referral to the Committee / Council | Member Call In – Councillor Mrs P A Channer Reason – Policy D1 – Design Quality and Built Environment (1a and 1b) and Policy S1 – Sustainable Development |

7.2 Representations received from Interested Parties

7.2.2 1 letter of support has been received:

| Supporting Comment | Officer Response |
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| It is encouraging to see that good consideration has been given to both the internal accommodation and the integrity of the external design which would appear sympathetic to the adjacent properties. | Comments noted. |

7.2.3 The Agent has submitted additional comments from the Applicant which explain that they consider there is not a reason to refuse the application and that the proposal represents an enhancement to the design of the dwelling, which other dwellings in the area could follow. The Agent has also added a supporting comment stating that the neighbouring buildings are of assorted designs and material finishes and that the proposed scheme will have a positive impact. A mixed palette, of traditional and contemporary materials, is proposed to give visual interest. The proposal respects the scale, proportions and height of neighbouring properties while not unduly mimicking the character of its surroundings. The Agent considers the scheme to be one that responds positively to the site and its surroundings and provides an interesting,

attractive and sustainable addition and there is no detrimental impact on residential amenity.