



home sweeter home

Grounds of Appeal

On behalf of

Mrs Harper

Proposed Conservatory

Planning ref – 16/00791/P

Date of refusal – 18th November 2016

Applicants Property & Proposals

The following is to be read in support of our appeal against the decision to refuse planning consent to build a new white uPVC conservatory at ***Redcliffe, Whittinghame, Haddington***

Grounds of Appeal

The refusal states that the proposed conservatory would be an obtrusive and incongruous addition to the building.

While we appreciate we are building on the primary elevation of the building, the feature wall will be undisturbed by our proposal. The conservatory is to be fixed to a “link” wall between the main building on the right and more inferior elevation on the left. We are proposing to use timber framed windows and match the stonework for the base.

We feel our design would only serve to enhance the architectural look of the building. The glazing and timber panelling will not detract from the character of the building but will serve to enhance the stonework on the building and bring a feature to an uninteresting link wall between the dominant elevations.

Conclusion

In conclusion the materials do not disrespect the character and appearance of the area nor is the proposal a prominent feature. The form and size ensure there is minimal impact on the dominant elevations.

We feel planning permission should not have been refused and therefore seek to appeal the decision of the Planning Department

Proposal Details

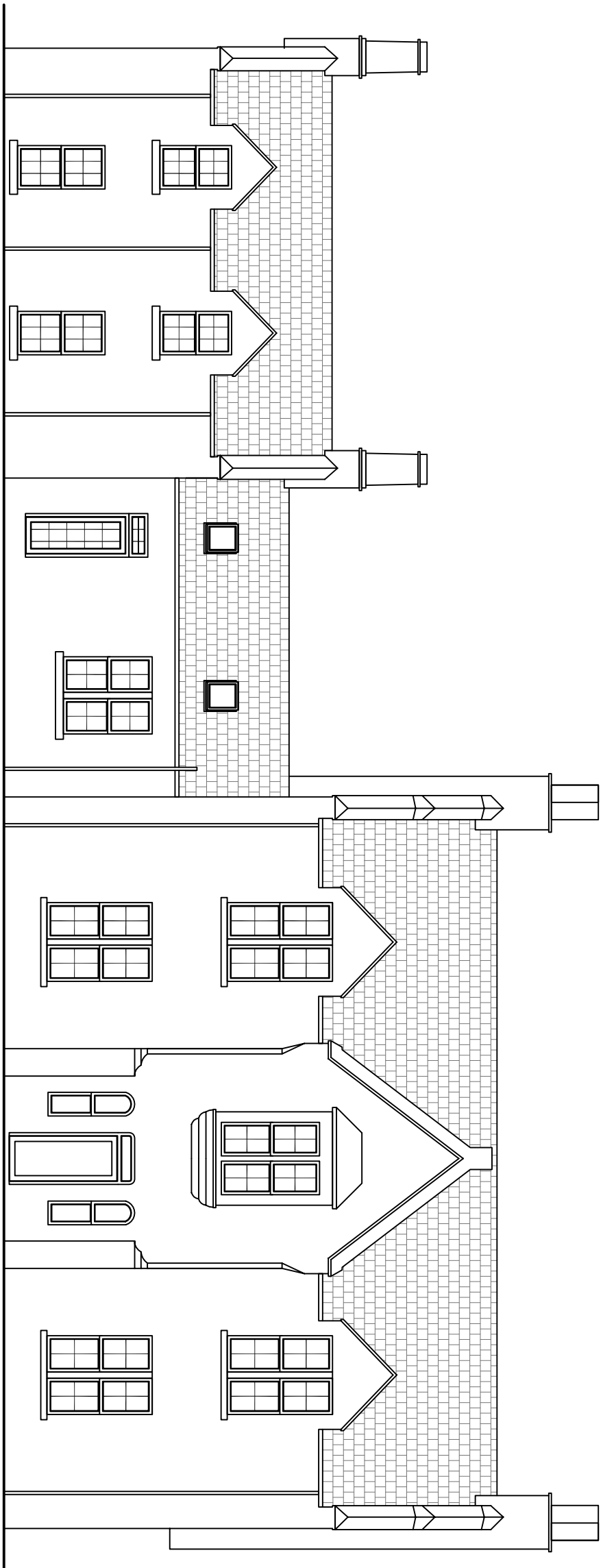
Proposal Name	100025618
Proposal Description	Erect New Conservatory
Address	REDCLIFF, TRAPRAIN, EAST LINTON, HADDINGTON, EH41 4QA
Local Authority	East Lothian Council
Application Online Reference	100025618-004

Application Status

Form	complete
Main Details	complete
Checklist	complete
Declaration	complete
Supporting Documentation	complete
Email Notification	complete

Attachment Details

Notice of Review	System	A4
Harper_68777601 Appeal	Attached	A4
Harper_68777601 001	Attached	A3
Harper_68777601 002	Attached	A3
Harper_68777601 003	Attached	A3
Harper_68777601 004	Attached	A3
Notice_of_Review-2.pdf	Attached	A0
Application_Summary.pdf	Attached	A0
Notice of Review-004.xml	Attached	A0



Existing South Elevation
Scale 1:100

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CLIENT
Mrs J Harper

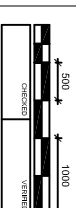
LOCATION
Redcliffe, Whittinghame
Haddington, EH41 4QA

CONTACT
01368 850 210
07989 163 369

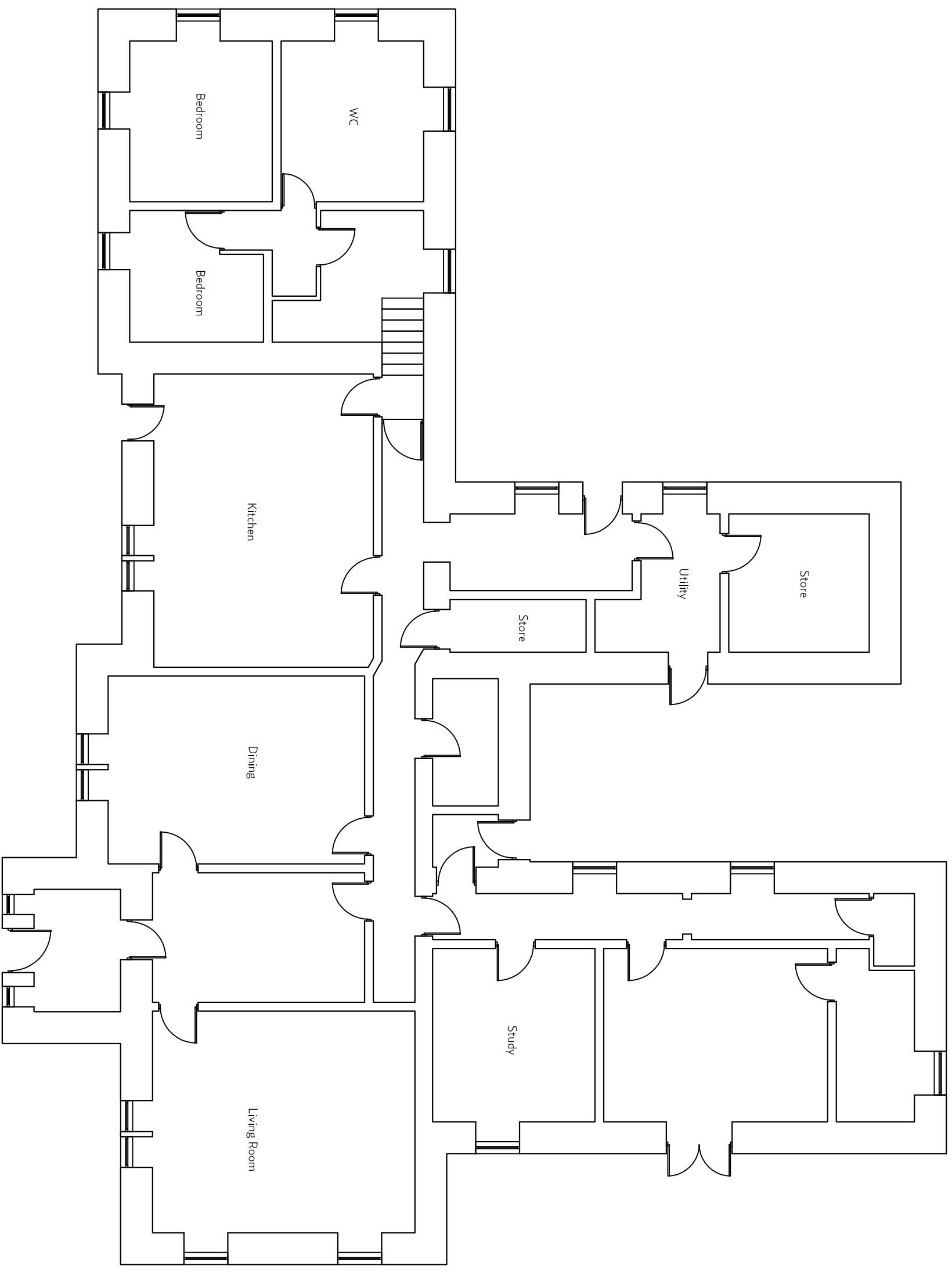
Project Title
Erect New Conservatory

Date Drawn: September 2016
ISSUE: AMENDMENT DATE:


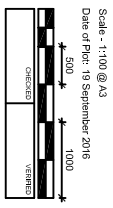
Scale: 1:100 @ A3
Date of Plot: 19 September 2016

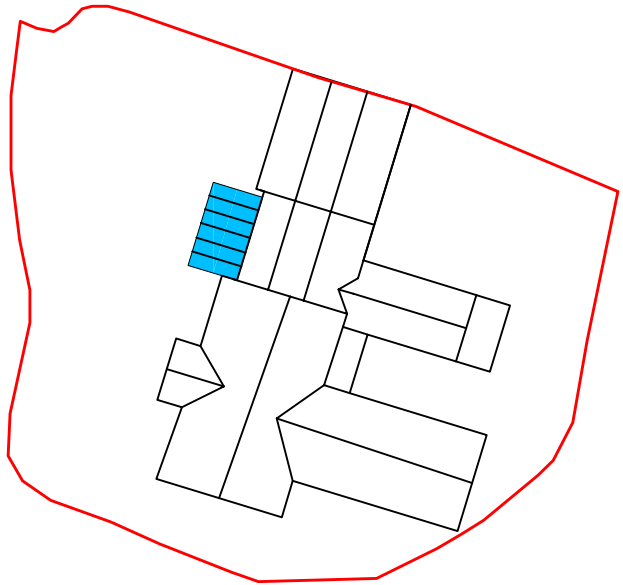


Drawing No.
001

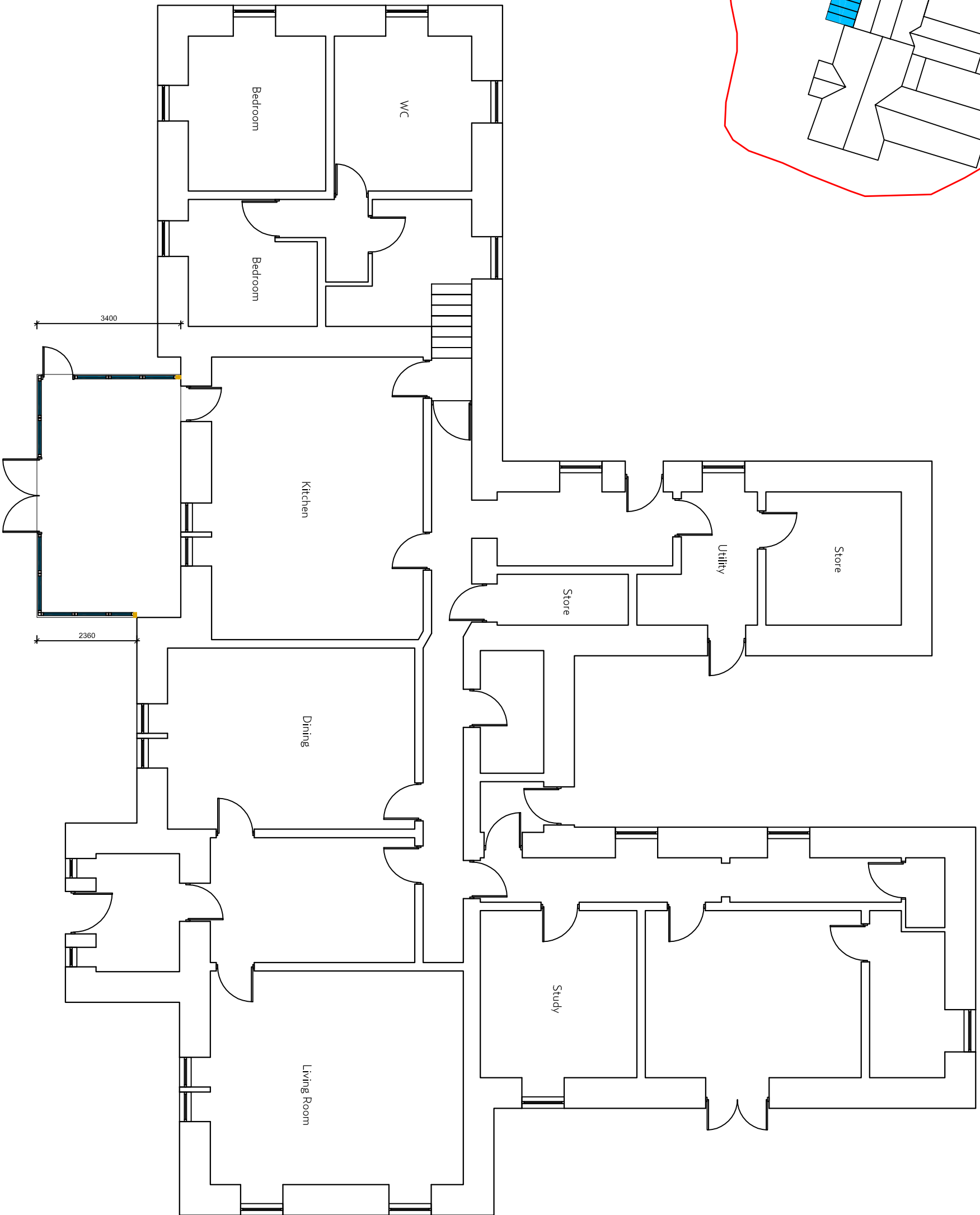


Existing Floor Plan
Scale 1:100

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CLIENT	Mrs J Harper
LOCATION	Redcliffe, Whittinghame Haddington, EH41 4QA
CONTACT	01368 850 210 07989 163 369
<p>Project Title Erect New Conservatory</p>	
Date Drawn	September 2016
ISSUE	FINAL/WORK
DATE	
Scale - 1:100 @ A3 Date of Plot - 19 September 2016	
Drawing No.	002



SITE PLAN
SCALE 1:500



Proposed Floor Plan
Scale 1:100



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CLIENT
Miss J Harper

LOCATION
Redcliffe, Whittinghame
Haddington, EH41 4QA

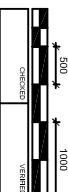
CONTACT
01368 850 210
07989 163 369

Project Title
Erect New Conservatory

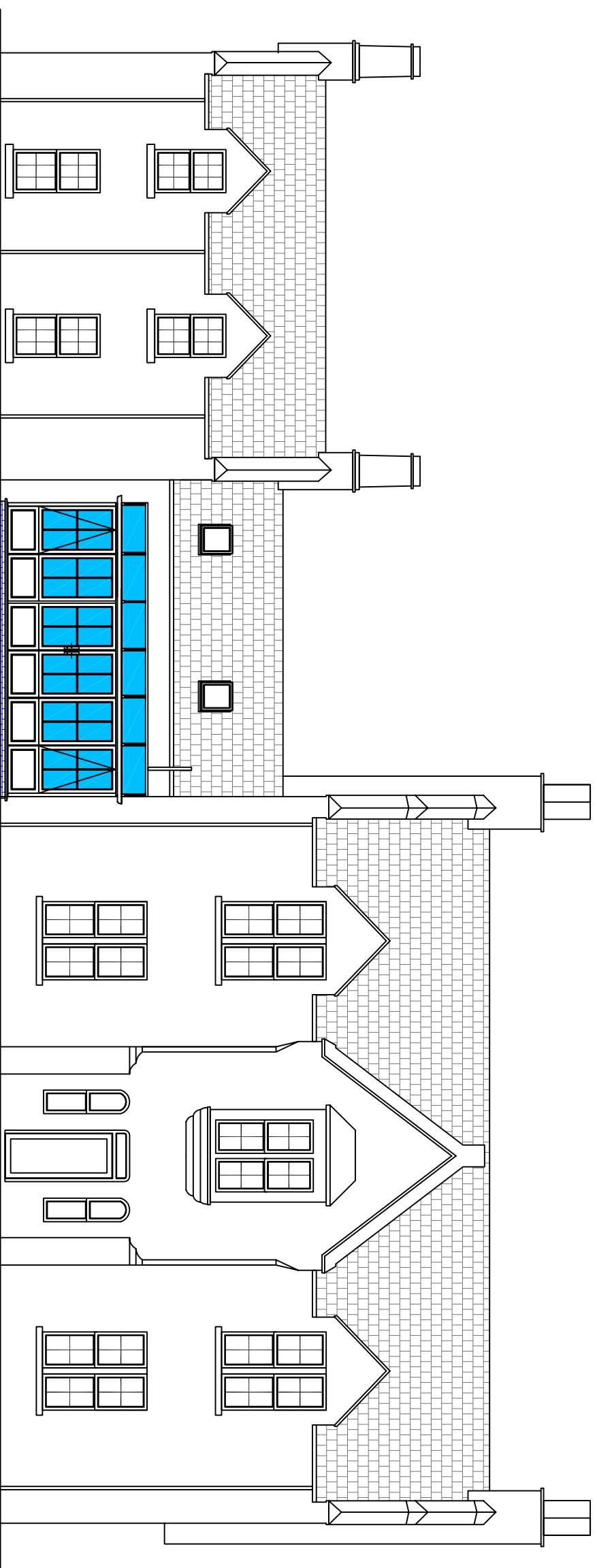
Date Drawn: September 2016
ISSUE: "AMENDMENT"

DATE

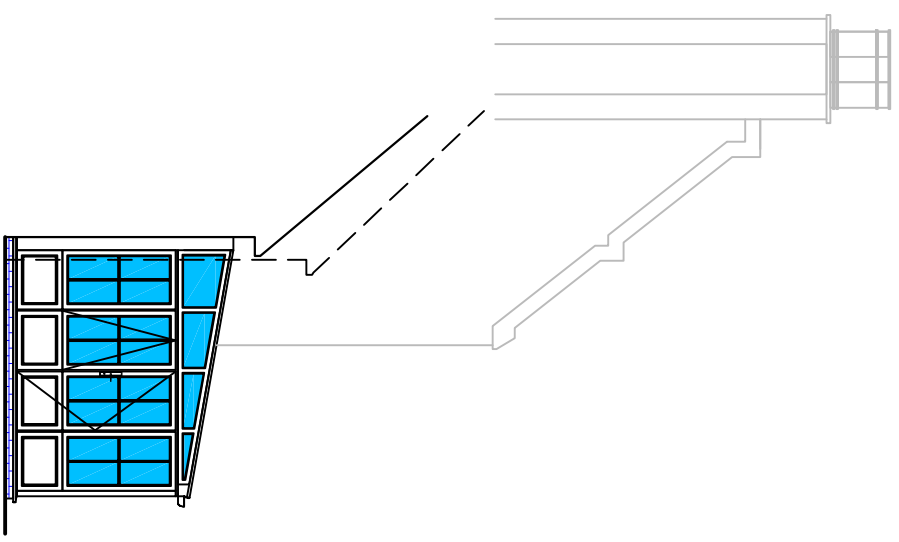
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Date of Plot: 19 September 2016



Drawing No.
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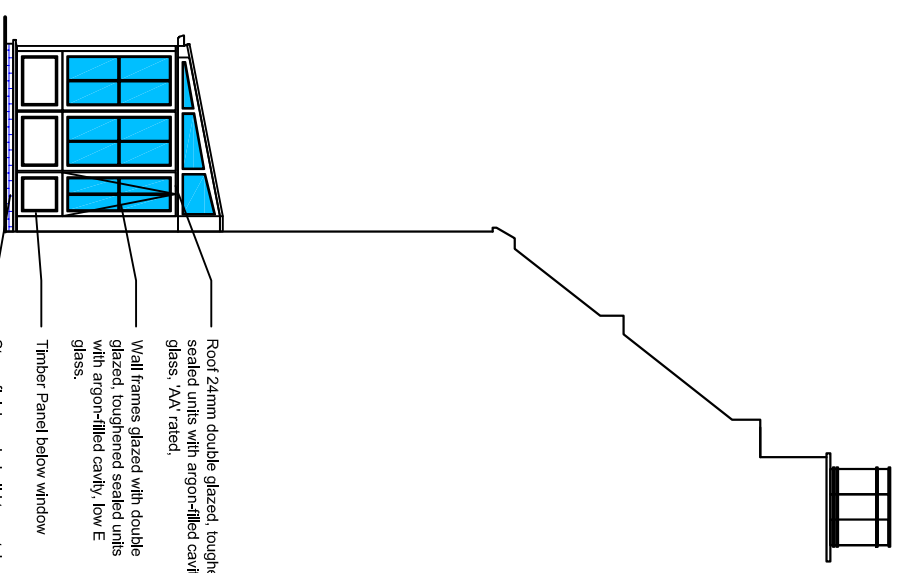


Proposed South Elevation
Scale 1:100



Proposed West Elevation
Scale 1:100

Green timber conservatory fitted with 12000mm² trickle ventilation.



Proposed East Elevation
Scale 1:100

Roof 24mm double glazed, toughened sealed units with argon-filled cavity, low E glass, 'AA' rated.
 Wall frames glazed with double glazed, toughened sealed units with argon-filled cavity, low E glass.
 Timber Panel below window
 Stone finish underbuild to match existing

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CLIENT
 Mrs J Harper

LOCATION
 Redcliffe, Whittinghame
 Haddington, EH41 4QA

CONTACT
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 07989 163 369

Date Drawn: September 2016
 ISSUE: AMENDMENT DATE

Project Title
 Erect New Conservatory

Scale: 1:100 @ A3
 Date of Plot: 4 October 2016

004
 Drawing No.

CONTRACT NO. - 68776001