

108 Matthewsgreen Road

Wokingham

RG41 1JT

Sunday 13th October 2024

Wokingham Local Planning Authority,

RE: Objection to planning application 242318 - 110 Matthewsgreen Road, Wokingham, RG41 1JT

I live in the adjoining semi-detached property to my neighbour at 110 Matthewsgreen Road. I would like to object to the planning application proposed by my neighbour for a two-storey extension as I have concerns that the size and prominence of the proposed extension would overshadow our property and lead to a considerable reduction in natural light and solar gain through the rear windows of the property.

As a semi-detached property the rooms closest to our neighbour and the proposed development are the downstairs living/ dining room and the master bedroom/ office on the first floor. The living room has large floor to ceiling glass patio doors and windows and the master bedroom has a large window. Both of these windows are the primary source of natural light and heat for the entire property.

These rooms are also the most frequently occupied and where the impact of the loss of natural light will be most acutely felt. Our property faces SSW and as such the proposed development would begin to cast a shadow over these rooms from around 1430 HRS throughout the year. To the rear of our property and directly opposite the proposed development is a large patio and seating area, this too will be significantly overshadowed by the proposed development, particularly in late afternoon in the summer when the patio is most used.

Sincerely

Resident of 108 Matthewsgreen Road