

**Our reference:** COM568131061

**Application number:** 2023/2860

**Application address:** Land at 12 and Land West of 10 to 26 Claygate Lane Esher Surrey KT10 0AQ

**Name:** Mr Maughan

**Address:** 69 Claygate Lane, Esher, Surrey, KT10 0BQ

**Comment type:** You object to the planning application

**Date of comment:** 09 Dec 2023

**Comment:** 1) Is out of character with the existing pattern of development in and around the site, with the introduction of 'back-land' development and an uncharacteristic layout into the street scene.

2) Fails to provide the minimum required individual garden space and amenity space.

3) New access road insufficient for utility and emergency service vehicles.

4) Source of material harm to the area's distinctive characteristics, since it fails to promote or reinforce the prevailing pattern of development in the locality, and as a consequence, fails to preserve or enhance the character of the area, all contrary to Policy DM2 of the Elmbridge Local Plan Development Management Plan August 2015, Policies CS8 and CS17 of the Elmbridge Core Strategy 2011 and the Design and Character Supplementary Planning Document Companion Guide: Thames Ditton, Long Ditton, Hinchley Wood & Weston Green, April 2012.

5) Negative impact on biodiversity and the environment with the removal of many mature native trees.