



THE PROXIMITY / RELATIONSHIP BETWEEN 308 SANDBANKS ROAD AND 13 DORSET LAKE AVENUE HAS BEEN ESTABLISHED AND APPROVED BY BCP COUNCIL, AND IS CONSTRUCTED.

AS SHOWN IN THE DRAWING ABOVE, THE DISTANCE BETWEEN THE RESPECTIVE FIRST FLOORS OF 308 SANDBANKS ROAD AND 13 DORSET LAKE AVENUE IS 15.9m. THE DISTANCE BETWEEN THE FIRST FLOORS OF 310 SANDBANKS ROAD AND THE PROPOSAL IS 16m. THE PROPOSED GROUND FLOOR EXTENDS BACK FURTHER THAN NO. 13 GROUND FLOOR, ALTHOUGH THIS IS SINGLE STOREY ONLY AND WILL NOT HAVE ANY MATERIAL OVERBEARING IMPACT ON ANY SURROUNDING PROPERTY.

THE PROPOSAL IS THEREFORE CONSISTENT WITH PROXIMITIES AND RELATIONSHIPS BETWEEN BUILDINGS ALREADY ESTABLISHED IN THE IMMEDIATE LOCATION.

0 1 2 3 4 5 10m