

0/1 14 Carrochan Gardens  
Balloch  
G82 8FF

19<sup>th</sup> May 2024

To: West Dunbartonshire Council, Licensing Team, Regulatory and Regeneration Services, Municipal Buildings, College St., Dumbarton, G82 1NR

Subject: Application for Short-Term Lets Licence at 2/1 13 Carrochan Gardens, Balloch, G82 8FF

We, the undersigned hereby submit formal objection to the above application. Initial grounds for objection relate to the title on our property which, in the Burdens section, states:

**"4.1 Each plot shall be used solely for the purposes of erection oof a residential dwellinghouse (which shall include flatted dwellinghouses) and each dwellinghouse shall be used and occupied solely as a private dwellinghouse..."; and**

**"4.3 Each Owner shall be bound not to do anything which causes nuisance to any other Owner"**

We fully anticipate that the award of an STL licence in a wholly private residential development such as ours would bring with it difficulties and indeed nuisance that will affect the quality of life of all the neighbouring residents. We are particularly concerned about security, noise disturbance (especially late at night), littering, car parking issues and general disregard for the property, surrounding area and residents.

We believe that the application should also be rejected on the basis that there exists currently significantly over provision of short term holiday accommodation in the area. Many traditional B&B establishments have ceased to operate as a result of the proliferation of short term holiday lets such as airbnbs.

Your sincerely,

Mr & Mrs Connor

