

PROPERTY OF THE WEEK

PHILIPPA RUDD

# the green room

This week our columnist discusses what you can do if you have a nightmare neighbour.



**We live in a terraced house. Our new neighbours are proving to be a nightmare. They are threatening to complain about every part of our home. Firstly, they tell me that our front wall is too high (my husband rebuilt it a year or so ago) but it is only about a metre high. Do we have a problem?**

You need planning permission if you add to a wall, it is over a metre high and next to a road. I suggest you check the height of the wall and then have a word with your neighbours.

**They are also complaining because I told them that we are removing a tree from our back garden as it takes up too much space. Surely we can do what we like with our trees?**

You need to check that the tree is not subject to a Tree Preservation Order. Even if there is no such order, if you live in a Conservation Area there are controls over trees and you should check with the council before removing any.

**The neighbours also tell me that we should have obtained planning permission for our satellite dish?**

Assuming your house is not listed and you are not in a Conservation Area, then there is a general permission (depending on house type and area) to install a satellite dish up to a specific size on your property.

**Our front garden is paved and we use it to park my car. The lady next door says that this definitely needs planning permission.**

You will not need planning permission if you have used porous surfacing such as gravel – and if you don't have a porous surface, you will need to have adequate drainage in place.

**We are hoping our hedge will grow nice and high so they can no longer spy on us – but they tell us that there is a maximum height for hedges. Is this true?**

There are no laws that say how high you can grow your hedge but you are responsible for looking after the hedge and making sure it is not a nuisance.

■ Philippa Rudd is a Partner with Cozens-Hardy LLP Solicitors, Castle Chambers, Opie Street, Norwich, NR1 3DP. Tel: 01603 625231 [www.cozens-hardy.com](http://www.cozens-hardy.com)

■ If you have a question or dilemma over the legalities of buying or selling a property which you would like to appear in this supplement, please contact Philippa by e-mailing [caroline.culot@archant.co.uk](mailto:caroline.culot@archant.co.uk)

■ These questions and answers are not intended as a complete statement of the law. Specific legal advice should always be taken.

