

Application No:	Consultees Name:	Received:	Comment:	Response:
2023/0803/P	Camden Town CAAC	22/04/2023 00:57:07	OBJ	<p>The Camden Town CAAC OBJECTS to this proposal.</p> <p>Whilst Committee members support the applicant's stated aims of improving insulation and providing efficient stack ventilation within the dwelling, the addition of a demountable roof terrace is not a necessary adjunct to this work.</p> <p>We note that there are no dimensions given for the terrace and are concerned about its demountability, stability and the impact it would have on the existing roof structure, in addition to its visual appearance.</p> <p>The Planning Inspector's conclusion, relating to a previous rejected application for an additional storey on this property, is pertinent to this current proposal too (APP/X5210/A/07/2060779 - Appeal Dismissed in 2008):</p> <p>'The Council's stance is that the attractiveness of this part of the Conservation Area is in part dependent on the almost uniform, unaltered roofscape of the listed terrace... The group value of similar (though not all identical) houses is acknowledged in the list description: '...an intact group of terraced houses, its special features little altered'. I find that the size, relative prominence and eclecticism of this roof addition are all inimical to the visual and historical integrity of a terrace where minimal change, or none at all, is the most desirable outcome for the most visually significant parts of the constituent buildings.'</p> <p>C J HOILE MA(Oxon) MRTPI</p> <p>The proposed terrace is not considered to preserve nor enhance the CA and would set a precedent for other similar structures elsewhere in the CA. It is noted that the dwelling already has outdoor amenity space and therefore the provision of additional space is not necessary.</p>
