

CONSULTATION SUMMARY

Case reference number(s)

2021/4005/P

Case Officer:

Leela Muthoora

Application Address:

Flat 2
9 Heath Drive
London
NW3 7SN

Proposal(s)

Erection of a single storey side extension to flat (Class C3) and formation of enclosed outdoor common area at first floor level.

Representations

Consultations:	No. of responses	2	No. of objections	1
			No. of support	1
Summary of representations	<p>The owner/occupier of another flat within the building have objected to the application on the following grounds:</p> <ul style="list-style-type: none">• As the owners/occupiers of one of the other flats in the building we were supportive of the application as originally submitted. However, it has been modified by the addition of a wall behind the proposed extension to link up with the wall at the back of the flat roof. This would create a strange internal box in front of the stairwell window, which would materially impact on the light entering the common parts and could be a hazard as it would preclude the use of the window as an escape route in case of fire.• We cannot therefore support this modification, and believe that Mr Easterbrook, now that he fully appreciates its implications, is of the same mind.• We therefore reiterate our agreement to, and support of, the			

<p>(Officer response(s) in italics)</p>	<p>application as originally submitted and trust that it will be granted accordingly.</p> <p><u>Redington Frognal NDF</u></p> <ul style="list-style-type: none"> • Number 9 Heath Drive is part of a group of houses forming a positive contribution to the Conservation Area. Gaps between buildings are an important feature of the Redington Frognal Conservation Area. However, the proposed side extension will not block the gap between numbers 9 and 10 Heath Drive and the use of materials and finishes to replicate those existing is welcomed. • The proposal is compliant with the relevant Redington Frognal Neighbourhood Plan policies SD 2, SD 4 ix and SD 6 and the application is therefore supported. <p><u>Summary of comments</u></p> <p><i>The enclosure of the extension by the addition of a wall to the rear of the proposed extension has been revised to include an opening with a window frame. This seeks to replicate the existing architectural features and materials and allow natural light to the window to the communal stair. It would also allow occupants an escape route in case of fire. Therefore, the revised proposal is considered acceptable.</i></p>
<p>Recommendation: Grant planning permission</p>	