

The Brunswick Centre, Proposed Hotel  
Planning Application reference Nos 2023/3870/P and 2023/3971/L and 2023/3901/L

Dear Ms Meynell,

The BCAAC has serious concerns about this application on a number of fronts:

Loss of public car parking. This is much-used by local businesses and shoppers at Waitrose and the Brunswick centre shops generally to which it provides convenient access for all and particularly the disabled.

Preclusion of possible future PV solar energy cells to address the energy efficiency shortcomings of the listed building. If the space for PV panels is gobbled up by the new development there will be none left for any future cells mounted for the use of the residents and tenants of the listed building.

Doubts about the sufficiency of the structural proposals for the removal of the level -1 slab. (See Stuart Tappin's letter of objection of October 21st)

An immense amount of noise and disruption for residents of the listed building above. Noise from the heavy structural work will transmit through the reinforced concrete structure.

The interruption of the skyline by plant enclosures, visible from long views and from flats within the listed building, would cause harm to the appearance of the listed building. The current dramatic skyline is an essential aesthetic component in the design of the listed building (derived from the futurist schemes by Sant'Elia and others) and would be seriously undermined by the clutter of the proposed rooftop plant.

The Brunswick centre is in a poor state of repair and any new proposals should have the rectification of this situation locked in to the application.

In view of all of the above the BCAAC objects strongly to this application.

Yours sincerely,

Hugh Cullum

For Bloomsbury Conservation Areas Advisory Committee