

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/0223/P	Covent Garden Community Association (form completed by Amanda Rigby, Co-Chair)	14/02/2024 22:50:54	OBJNOT	<p>As the amenity society for the area, Covent Garden Community Association (CGCA) wishes to object to this application.</p> <p>We would, however, withdraw our objection if the application were modified to take the top of the manifestation up to a height of 1.8 metres (5'11") on the windows.</p> <p>The current height is shown as only 1.6 metres (5' 3") above floor level. At this level the top of the manifestation will fail to minimise overlooking into the flats directly opposite, which is its purpose.</p> <p>---</p> <p>The eye level of a tall person is about 11.5cm (4½") below the top of their head. Taking the manifestation up to 1.8 metres (5'11") above the floor would accommodate the eye line of a person up to 1.91 metres (6'3") tall, which accounts for almost all the European population.</p> <p>Unfortunately, at only 1.6 metres (5'3") high, the manifestation would allow anyone taller than 1.71 (5'7") metres to see over it – which includes a large proportion of the population. The average height of a male in the UK is 176cm (5'9") – and growing!</p>

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2024/0223/P	Covent Garden Community Association (form completed by Amanda Rigby, Co-Chair)	14/02/2024 23:26:12	OBJNOT	<p>As the amenity society for the area, Covent Garden Community Association (CGCA) wishes to object to this application.</p> <p>We would, however, withdraw our objection if the application were modified to take the top of the manifestation up to a height of 1.83 metres (about 6') on the windows.</p> <p>The current height is shown as only 1.6 metres (5' 3") above floor level. At this level the top of the manifestation will fail to minimise overlooking into the flats directly opposite, which is its purpose.</p> <p>---</p> <p>The eye level of a tall person is about 11.5cm below the top of their head, and the height of a man's shoe heel is typically up to 3cm. So the eye level of a man in shoes is about 8.5cm less than his height.</p> <p>Taking the manifestation up to 1.83 metres above the floor would accommodate the eye line of a person up to 1.91 metres (6'3") tall, which accounts for almost all the European population and so solve the problem.</p> <p>As the interior configuration of the building may change, and the activities behind these windows may involve people standing rather than sitting, it is essential that the manifestation can accommodate the gaze of people standing as well as sitting.</p> <p>Unfortunately, at only 1.6 metres high, the manifestation would allow anyone taller than 1.68 (5'6") metres to see over it – which includes a large proportion of the population. The average height of a male in the UK is 176cm (5'9") – and growing!</p> <p>---</p>