



## PLANNING APPLICATION DETAILS

Year: 2013

Number: 1837

Letter: P

Planning application address: 1-8 College Yard

Title: Mr.

Your First Name: Aidan

Initial: A

Last Name: O'Kane

Organisation: Irish Centre Housing

Comment Type: Comment


Postcode: NW5 3AA

Address line 1: 1 Holmes Road

Address line 2: LONDON

Address line 3:

Postcode: NW5 3AA



Your comments on the planning application: 1. Impact of Massing on

Day/sunlight

There is concern around the impact on light to the living areas of the ground floor properties of 9 College Yard.

Whilst acknowledging that the additional third storey floor is set back, contrary to the position of the proposer, the tenants believe that the increased massing of the proposed development will have adverse impact on the amount of day light they will receive.

### 2. Privacy

Tenants are not amused with proposed 2.4m tall planted screens to protect their privacy.

There is no assurance in the proposal with regard to the efficacy and longevity of green walls or screens. There is no confidence that auto-irrigation will prevail and that the plants will receive the required and necessary nurturing/attention, resulting in a herbal carbuncular eye sore.

### 3. Aesthetics

Whilst the proposed development is not in a conservation area, it is consensual that the proposed development is not sensitive to the environs.

A modern contemporary design, having large windows, green terraces and roofs is not in harmony with the surrounding ambience. The proposed development does not respect the character and language of the local area, nor does it replicate Murray Mews or Camden Mews, as inferred in the proposal.

### 4 Access/Right of Way

The Construction Management plan is silent with respect to vehicular right of way to the car park area to the rear of the property 9 College Yard & 54/56 Highgate Road. Access for the tenants and their visitors to the car park should not be restricted during or after the proposed development by loading or deliveries at any time.

### 4 Making Good

Whilst the Section 109 Agreement will provide for re-paving costs, the proposal is silent with respect to making good any damage caused by delivery/heavy lorries particularly to road surfaces, and in particular College Yard.

IF YOU WISH TO UPLOAD A FILE CONTAINING YOUR COMMENTS THEN USE THE LINK BELOW

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No files attached

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