

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2013/8158/P	gary sollof	6 colville place	08/10/2014 13:35:54	OBJ	<p>I would like to object to this application. I am a local resident and I objected to the application in March 2014, as I was concerned by a number of things about the proposal. My objections, unfortunately, have not been allayed by the revised plans; in fact, I now have more issues with this scheme than I previously had.</p> <p>I am still concerned about the 4th floor upper roof terrace that is proposed. Putting planters around the edge of this proposed roof terrace will not stop overlooking into my neighbour's terraces, and mine even if plants were planted in these. Although my neighbour's and I have a roof terrace, these are at the level of the applicants proposed third floor terrace fronting Colville Place. Most of the properties along Colville Place have a third floor room with a terrace to the front of it, as proposed by the applicant. However, none have terraces on the roof of this third floor, as it would overlook all of our neighbours. This 4th floor terrace should not be allowed because of the potential overlooking issue, which I do not consider has been alleviated by proposing a planter.</p> <p>The air-con and other plant that is also proposed for the 4th floor, also still concerns me. I am really worried that the noise from this will be a disturbance. The applicant has had a noise survey carried out but it appears that the conclusions of this survey are not correct. One of my neighbours has also had a noise assessment carried out and this found that the applicants proposal for their plant would have a noise level well above the planning requirements and will cause a serious noise nuisance and disturbance to me and all of my neighbours.</p> <p>There do not appear to be any plans showing the relationship of this building with the buildings on Colville Place and in particular the listed building at 1 Colville Place. I find this unacceptable and do not see how you can judge what is proposed in isolation like this, but then that is probably what the applicant wants us to do. The more I look at this application, I really do not understand how this has been validated. The applicant has obviously made a conscious effect to limit the information both you and I are seeing and has left it to us to delve. This really worries me as this has obviously been done for a reason and that reason could be to hide certain things that they think would not be acceptable if revealed.</p> <p>Fortunately, I have some resourceful neighbours and one has supplied me with a view that shows that the proposed 3rd floor would jut out past the front of the 3rd floor extension of 1 Colville Place. I see no reason to allow this, as it will have a detrimental effect on the terrace of 1 Colville Place. This 3rd floor extension should be in line with the property at 1 Colville Place and not jut past it.</p> <p>In relation to the windows in the Colville Place elevation of this application, again as this is not shown in relation to other building on Colville Place, one could easily look at this application in isolation. However, when looked at in the context of Colville Place, the size of the proposed windows is at odds with every other property along this mews, where the windows become smaller on the upper levels, whereas the windows proposed here would all be of the same large size. Even the windows in the applicants existing building follow this principle, so that windows become smaller on the upper levels. I hope this element of the applicant's proposal will be rejected in favour of windows reducing in size on the upper floors.</p>

**Application No:**    **Consultees Name:**    **Consultees Addr:**    **Received:**    **Comment:**    **Response:**

Finally, I have a concern relating to the green areas proposed for the rear flat roof areas of this building.

As can be seen from the applicants drawing A-013-102, which they call the Courtyard Elevation, this is not a courtyard but a well formed by all of the building in this block. So is formed by the buildings on Colville Place, Charlotte St, Goodge St and Whitfield St. Our bedroom looks out into this well, as do most of the bedrooms in the properties along Colville Place and Goodge St. It is very quite at the rear in this well, as it is not used. Someone did try to use a flat roof here as a terrace, and the noise generated from this was unbelievable. It caused a real disturbance to my family and everyone who lived in the buildings around the well. Many local residents complained to the council about this and as this did not have planning permission, the council stopped this flat roof being used as a terrace.

So I am concerned that the proposed green areas will be used as terraces for the workers of the proposed office element of this building. To stop this happening, please can there be a condition that no one is allowed on these green areas unless for maintenance, in order that they cannot be used as terraces.

I hope this application will be rejected for the reasons above.

Thank you.

---