

CONSULTATION SUMMARY

Case reference number(s)

2014/6628/P

Case Officer:

Jennifer Chivers

Application Address:

Linton House
39-51 Highgate Road
London
NW5 1RT

Proposal(s)

Part change of use of the basement and ground floors from business/office space (Class B1) and dance studio (Class D2) to gym (Class D2) and residential foyer facilities (Class C3); replacement of the existing ground floor windows and doors to match the upper floors and replace existing parapet;

Representations

Consultations:	No. notified	37	No. of responses	1	No. of objections	1
					No of comments	0
					No of support	0
Summary of representations <i>(Officer response(s) in italics)</i>	<p>The occupier of unit A Ground floor office unit has objected to the application on the following grounds:</p> <ul style="list-style-type: none"> - Consultation with landlord; - Health and Safety; - Security; - Construction noise; - Change of use from office to residential; - Residential appearance of building. <p>Officer response</p> <p>1. The consultation between landlord and tenant is a civil matter between the two parties and is not within the remit of the council.</p>					

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| | <ol style="list-style-type: none">2. The upper floors (first to fourth floor) were granted prior approval last year for office to residential conversion. The majority of the construction works are covered under these previous applications and therefore the level of construction noise and traffic will not be increased by this application.3. The health and safety requirements are assessed by building control and will be assessed at this stage of the development.4. The changes to the exterior of the building are in keeping with the previously approved planning application (2014/4533/P) to change the windows on all elevations from the first to fourth floor. |
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Recommendation:- Grant planning permission