

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2015/3049/P	Darren O'Brien	113 Michael Cliffe House Clerkenwell London EC1R 0WX	17/07/2015 10:00:49	COMMEM AIL	<p>The council has a statutory duty to preserve and enhance the character and appearance of a conservation area and also to preserve a listed building and its setting.</p> <p>To this end, the proposal to create an additional storey onto this building changes its subordinate relationship to the listed terrace of buildings next door. As such, this will have a harmful impact on the setting of the listed building.</p> <p>Whilst the change of use to residential is not necessarily harmful, the building itself is quite large and does not need additional development to create accommodation units.</p> <p>In addition, the creation of a basement will create the need for lightwells which are not part of the existing character of the building, will change the relationship of the floors in the internal layout, and is likely, regardless of reassurances by the developers, to cause structural harm to the neighbouring listed terrace, and possibly even to the neighbouring hotel.</p>
