

CONSULTATION SUMMARY

Case reference number(s)

2015/2952/P

Case Officer:

Laura Hazelton

Application Address:

21 Carlingford Road

London

NW3 1RY

Proposal(s)

Replacement of existing front and rear dormer extensions with new wider dormer windows. Widening of rear roof terrace.

Representations

Consultations:	No. notified	23	No. of responses	3	No. of objections	1
					No of comments	0
					No of support	2

Summary of representations

(Officer response(s) in italics)

- The owner/occupier of flat 3, 31 Carlingford Road and 2nd floor flat, 23 Carlingford Road have written in support of the application.
- The owner/occupier of flat 5, 24 Carlingford Road has objected to the application on the grounds that the proposal will erode his privacy.

Officer Response

- The host building already benefits from a front dormer window and rooflight, as do a large number of properties in the surrounding area. The proposal seeks to increase the size of the existing dormer window, and therefore is not considered to cause a material increase

	<p>in levels of overlooking or a decrease in privacy than exists currently.</p> <ul style="list-style-type: none"> • Furthermore, the proposed dormer window would be located approximately 20m away from the windows to the front elevation of no.24, in accordance with guidance set out in CPG6 (Amenity). This states that to ensure privacy, there should normally be a minimum distance of 18m between the windows of habitable rooms of different units that directly face each other (paragraph 7.4).
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Recommendation:-

Grant planning permission