

CONSULTATION SUMMARY

Case reference number(s)

2015/2735/P

Case Officer:

Kate Phillips

Application Address:

309 Kentish Town Road

London

NW5 2TJ

Proposal(s)

Change of use of upper floors of building from office use (Class B1a) to residential use (Class C3), and four storey rear extension and mansard roof extension, to allow the creation of 3 no. self-contained studio flats and 1 no. self-contained 2-bed flat.

Representations

Consultations:	No. notified	18	No. of responses	1	No. of objections	1
					No of comments	0
					No of support	0

Summary of representations

(Officer response(s) in italics)

The owner/occupier of Flat 1, 307 Kentish Town Road has objected to the application on the following grounds:

- Noise nuisance during construction period
- Noise as a result of increased number of residents
- Impact on local services

Officer Response:

The legal agreement will require a construction management plan, to limit the level of disruption during the construction period. An Informative will also remind the

applicant of their responsibilities under the Control of Pollution Act 1974.

With regards to the impact of additional residents, prior approval has already been given for a change of use of the building from offices into residential use, to provide 3 self-contained units (2 no. studios and 1 no. 2-bed) which represents the fall back position over which the Council has no control. This proposal would provide 1 no. additional 1-bed unit, which does not represent a significant enough increase to warrant a refusal of the application.

Recommendation:-

Grant planning permission