

Advice from Eton Conservation Advisory Committee: 16 May 2016

Dear Ms Dike,

**Garden Flat, 4 Chalcot Gardens: planning application 2016/2196/P**

We have reviewed the above application and have concluded that there does not appear to be sufficient information which relates to it included on the Camden Planning Website for us to comment fully.

Specifically:

- The Design and Access Statement gives the impression that the proposals reflect what has already happened to neighbouring properties – but there are no photographs to confirm this.
- Reference is made to a structure to the west – is this the garden shed that is referred to on the plans?
- It would appear that the proposals whilst taking away an iron staircase from the garden to the upper ground floor [?] will enable a balcony across the back of the property on the roof of the extension. How will this affect the privacy of the neighbouring occupiers?
- The proposed extension will be about 0.65m higher than the boundary wall which will probably have more impact on the semi - attached neighbour to the east. It is not clear how this will affect daylight and sunlight to the neighbour's windows – if there are any.

Before we can be happy with this application the applicant should supply photographs of the rear of the adjoining properties, in particular the semi detached property and a comparative section showing the impact on the neighbour. Could we ask that the deadline for comments is deferred until we have had the opportunity to review these photographs?

Your sincerely,

Eton CAAC