

CONSULTATION SUMMARY

Case reference number(s)

2017/3629/P

Case Officer:

Patrick Marfleet

Application Address:

119 Leighton Road

London

NW5 2RB

Proposal(s)

Demolition of existing single-storey structure and erection of part single storey, part three storey, rear extension to provide additional habitable space for occupants of existing dwelling (C3).

Representations

Consultations:	No. notified	00	No. of responses	01	No. of objections	01
					No of comments	00
					No of support	00

Summary of representations

The owner/occupier of No. 117 Leighton Road objected to the application on the following grounds:

1. The proposed extension would be intrusive and completely obstruct daylight.
2. Demolition of the party wall would destroy adjoining kitchen at No.117 and damage mature garden area and lead to structural issues.
3. Proposal will cause significant noise disturbance to neighbours during construction.

**(Officer response(s)
in italics)**

- 1. The size, scale and bulk of the proposed extension would not have a significant impact on the amount of light and outlook received from the windows of adjoining properties.*
- 2. Issues relating to party walls are a civil matter between neighbours and would not warrant a reason for refusal.*
- 3. Potential noise levels and disturbance will be controlled by Environmental Health legislation. The hours of construction are restricted and the development is not big enough to warrant a CMP.*

Summary of comments:

The proposed development is considered to have an acceptable impact on the appearance of the original dwelling and surrounding area and would not cause an undue loss of residential amenity to neighbouring properties.

Recommendation:-

Grant planning permission