

CONSULTATION SUMMARY

Case reference number(s)

2018/0832/P

Case Officer:

Kristina Smith

Application Address:

6 Inverness Street

LONDON

NW1 7HJ

Proposal(s)

Lowering of existing basement floor level; replacement of uPVC windows with timber sashes to front and rear; installation of rear rooflight in association with change of use from bar/restaurant (Sui Generis) to restaurant (A3) at ground floor and basement level; creation of first floor rear terrace for existing 2-bed flat (C3)

Representations

| | | | | |
|--|---|---|-------------------|---|
| Consultations: | No. of responses | 2 | No. of objections | 2 |
| | | | No of comments | 0 |
| | | | No of support | 0 |
| Summary of representations <i>(Officer response(s) in italics)</i> | <p>The owner/occupier of No's 4 and 22c Inverness Street have objected to the application on the following grounds:</p> <ul style="list-style-type: none"> Object to rear extension for reasons of loss of light, impact on streetscape and precedent for other properties <p><i>Officer response: the rear extension has been removed from the proposal</i></p> <ul style="list-style-type: none"> Property has been subject of noise abatement notice and recent noise issues affecting neighbouring properties <p><i>Officer response: A condition limiting the hours of operation in line with the framework hours referenced in the Camden Statement of Licensing Policy will reduce the impact the premises has on local residential occupiers.</i></p> | | | |

- Property suffers from flooding issues due to basement which has impacted on other properties.

Officer response: the proposed excavation (0.5m) is too minor for a Basement Impact Assessment to be required.

- Use of the roof as a terrace is likely to lead to noise issues

Officer response: the terrace is associated with a 1-bed flat and any noise will be of an residential scale which is considered acceptable.

Recommendation:-

Grant planning permission