

Application No:	Consultees Name:	Received:	Comment:	Response:
2019/2081/A	Covent Garden Community Association (Elizabeth Bax, Chair of Planning Subcommittee)	15/05/2019 18:45:55	OBJNOT	<p>Covent Garden Community Association (CGCA) objects to this application on the grounds of the high, first floor position creating visual obstruction leading to loss of residential amenity.</p> <p>We also object to the application being made as an 'Application for consent to display an advertisement(s)'. In this case, the application involves installing permanent, large iron support brackets and permanent wooden signs. Such work surely requires a full planning application in the Seven Dials Conservation Area?</p> <p>-----</p> <p>In terms of visual obstruction, as you can see from the attached photograph, each of the two brackets would be positioned between two residential windows. Of the four affected residential windows, two are French windows with Juliet balconies. The brackets and signs would be literally 'in the face' of residents using these amenities. There are no other signs on Monmouth Streets positioned outside balconied windows in this way.</p> <p>We support the use of hanging signs, but not at this height outside residents' balconied windows. The brackets need to be positioned much lower, and probably be smaller, so that the signs are hanging over the shop fascias. This would accord with the CPG – Design section on Projecting and hanging signs 6.30 ("Projecting and hanging signs should normally be level with the fascia rather than below or above it. They should be positioned to the side of the shopfront at fascia level") and 6.31 ("Signs at upper floor levels will be discouraged").</p> <p>Please ask the applicant to amend the application accordingly.</p> <p>It is also worth noting that, because the application has been made under Advertisement consent, no notice has been posted on the street. We have just found out that the residents of the affected buildings do not yet know about it. The residents are, as far as we know, private leaseholders. Please re-classify this application as a Full Planning Application so that there is informed opportunity to comment.</p> <p>SEE EMAIL</p>
