

CONSULTATION SUMMARY

Case reference number(s)

2020/2128/P

Case Officer:

Nathaniel Young

Application Address:

107 Gray's Inn Road, WC1X 8TZ

Proposal(s)

Installation of rear ventilation louvres (Retrospective).

Representations

Consultations:	No. notified	0	No. of responses	1	No. of objections	1
Summary of representations (Officer response(s) in italics)	<p>One comment was received from a neighbouring resident raising the following concerns:</p> <ul style="list-style-type: none">Noise survey has been compromised by construction work.Louvres detract from character and appearance of conservation areaOperating hours of vents must be conditioned <p>Officer response</p> <ul style="list-style-type: none"><i>The Council's environmental health officer has reviewed the submitted information and is satisfied that the survey has not been compromised. The tabulated data and the noise data is consistent during the day/night. If building works were at a significant level over the installed time, there would have been an increase in the LAeq and LMax level which there has not been.</i><i>The louvres would be minor in scale and restricted to the ground floor rear of the host property, not visible from the public realm, and as such is not considered to detract from the character and appearance of the conservation area.</i><i>The MEP kit automatically reduces its operation when there is no demand. It is not considered that there would be an undue impact to residential amenity during sensitive night time hours while the building is not in use. In any case, the noise levels at both day and night are 10dBA below background levels in accordance with local standards and thus residential amenity should not be harmed.</i>					

Recommendation:- Grant planning permission