

Application No:	Consultees Name:	Received:	Comment:	Response:
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2020/2849/P	P Young	15/08/2020 13:29:06	INT	
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Dear Laura,

I wish to raise concerns and object to the planning application PP-08838189 for 43 Countess Road, NW5 2XH.

In our previous correspondence, you confirmed that the permission granted for the extension to the ground floor flat at 43 Countess Road will add 39% to the original footprint of the house. The argument at the time was that it would not "over-dominate the house and would retain a large garden area". The application for an additional garden building containing a gym and shower/toilet/basin will certainly breach this and would over dominate the other properties.

The application for the gym mentions the building at the same position at 35 Countess Road and suggests that this provides a precedent to justify the application. Your records will confirm that this was erected without planning permission some two decades ago and long before the area was granted conservation status. Therefore, I don't believe this can be used as a legitimate precedent to grant planning permission.

The gardens along the north side of Countess Road all slope upwards towards the rear boundary walls. Therefore, the proposed Gym will look massive and will overlook much of my garden. Aside from the loss of my privacy and quiet enjoyment of my amenities, the gym will potentially produce light and sound pollution to my garden and property.

Have the plans for the proposed in-fill extension been ALTERED? If this garden building is granted planning permission it will create a precedent and allow other properties to create similar buildings along the whole length of the boundary walls. In reality a whole band of additional buildings will potentially be created down the backbone of boundary walls between Ospringe and Countess Road. This will dramatically change the character of the houses and gardens within the conservation area and further reduce the area of gardens and their plants and trees which are sorely needed.

Best wishes
