

Application No:	Consultees Name:	Received:	Comment:	Response:
2020/5168/P	Ben Wiseman	30/01/2021 17:06:55	OBJ	As a flat owner at 20 Conway Street, which is immediately behind this property I am concerned at the lack of light that the new structure might mean for the back of our building. It overlooks our back windows and small patio garden, and will potentially restrict the light coming down into that area (which is already dark because of built up buildings nearby). There is also the risk of a lack of privacy that could be caused by the new extension. Do please take these considerations into account when making your decision.
2020/5168/P	Gerard O'Donnell	31/01/2021 02:57:24	OBJ	<p>I have only recently been informed of this application, as it appears that the notices were placed in such a way so those most effected by the proposal would miss them.</p> <p>The reasons for my strong objection are:</p> <p>Privacy: The glazing on north and west elevation would provide unobstructed views of the windows at the back of our building. This includes our kitchen, and the kitchen on the first floor, as well as our bathroom. In the case of our bathroom, there would be an almost eye-line-level line of sight into anyone sitting on the toilet which if nothing else would be awkward for all parties.</p> <p>Noise: The infill extends the living space, this means noise later and closer to neighbours. Noise is already a problem in the muse because of the high surrounding walls which act as a natural amplifier of voices. This would become a particular quality-of-life issue for those on Conway street, who the extension would loom over.</p> <p>Design: The design is not in keeping with the streetscape of the area at all - which it should be noted, forms a crucial part of the Fitzroy Square Conservation Area.</p> <p>The four streets which surround the muse, each reflect their own character into the communal space. Within that space you can see examples of how thoughtfully designed modern extensions can add to the character of the area, not detract. However, the cost-cutting choice to spec PV roof panels in a landscape of cast-iron downpipes and slate roof tops is one of many design decisions which make this proposal inappropriate for a conservation area.</p>
2020/5168/P	Brooke Iao	31/01/2021 16:10:37	NOBJ	I lived in this house as a tenant when I studied at UCL. The house was in a poor condition. The terrace on the second floor doesn't look nice. It has a high, wooden fence from West and North side, which is higher than my height (170cm/ 5.6ft). Renovating it in a way that would keep the privacy and light is a good idea.
2020/5168/P	Lukas Koebis	29/01/2021 22:32:49	SUPPRT	I looked at the plans and even though they don't impact me directly I have a strong opinion about PV panels. Ecological sustainability should be taken very seriously. I strongly support this application.

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2020/5168/P	anna romito	31/01/2021 21:34:11	COMMNT	<p>Thank you for the opportunity to comment. As a co-owner of 18 Conway Street, I object to the proposal on the following grounds:</p> <p>1. Loss of privacy: The proposed panels and in turn increased use of the current outdoor area increases the overlooking of the private garden of 18 Conway Street, those of adjacent properties on either side and those whose outdoor spaces are opposite the proposed property site.</p> <p>The proposed works threaten to overlook windows on the rear of the above same residential properties, several of which have children's bedrooms at the rear and are in constant use.</p> <p>2. Reduced visual amenity: There is no precedent for properties with the features as proposed of any height, size or design at the rear of the houses on this part of Conway Street or Richardson Mew. The proposed works threatens the general surrounding view in an area of historical importance with numerous listed properties.</p> <p>3. Noise and disturbance resulting from use: The proposed works have potential to generate noise and light disturbance throughout the day and night. There is no precedent for this at the rear or side of the nearby properties, all of which are used as quiet, private residences. Several of the bedrooms with windows at the rear of the nearby properties are used as children's bedrooms, deliberately to shield from noise and artificial lights.</p> <p>4. Layout and density of building: The proposed works will congest and add a sense of congestion to nearby residents and neighbourhood. This is particularly true for residents of Conway Street.</p> <p>5. Design, appearance and materials: Insufficient detail is provided to have any reassurance in the appropriateness of the design or appearance. The neighbourhood has a coherent appearance and feel. The proposed is clearly not in keeping with the immediate surroundings.</p> <p>I hope that these objective reasons are considered in full during the course of this application.</p>

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