

Application No:	Consultees Name:	Received:	Comment:	Response:
2021/0802/P	Mrs F Robinow	23/03/2021 20:49:38	OBJ	<p>Objection to proposal to construction of three double roof lights measuring 1.0metres x 3.4metres (approx) to the rear of the building facing Fairfax Road.</p> <p>REASONS:</p> <p>Not in keeping with the existing number and sizes of roof lights of the Naseby Close town houses facing Fairfax Road. They all have small sizes roof lights that are not intrusive to the Architecture of these town houses. Along Fairfax Road are town houses that have Mansard Roofs in conformity with the type of town houses in Marston Close. The existing parapet walls DO NOT conceal the roof lights from the streetscape as stated by the Architect. I have pictures to prove this but cannot attach to this website. The large roof lights are exposed to the tall tower block opposite i.e. Glover House that overlooks the proposed roof lights, which may not concern the Architects, but will not benefit the new owners with very young children. Such an expanse of roof light would generate a lot of heat in a proposed habitable space. To suggest that "the openings are configured to create an open layout that can be divided in future" is questionable. I refer to Section AA with regards to the height restrictions along the eaves side, which makes no sense.</p> <p>IN SUMMARY:</p> <p>View/Elevation of house facing Fairfax Road: The area of roof surface facing Fairfax road = 38.5sq.m (7m x 5.5m) Area of double roof lights facing Fairfax road = 10.20sq.m (1.0m x 3.4m x 3) Percentage of roof lights to roof surface = 26.49%.</p> <p>View/Elevation facing Naseby Close: Area of 2 roof lights :1.0m x 1.5m x 2 = 3.0sq.m area of 1 roof light over stairwell : 0.7m x 0.7m = 0.49sq.m Total roof light area facing Naseby Close = 3.49sq.m Percentage of roof lights to roof surface = 9.06%. Ratio of total roof light areas to Gross Internal area added = 36.6% (13.69sq.m/37.40sq.m).</p> <p>These comments are from personal experience as a resident living in Naseby Close for nearly 30 years and I have experience of built up heat in loft areas, being overlooked by Glover House tower block, hence our roof lights are smaller. The build ups of traffic on Fairfax Road with school runs create noise and pollution and the sound of rain on the roof lights is not something the new owners will want to live with. As a retired Architect, I hope my comments are helpful.</p>