

Application No:	Consultees Name:	Received:	Comment:	Response:
2022/4544/P	Anthony Shackleton	31/01/2023 17:53:02	OBJ	<p>I would like to object to both the proposed change of use and planning application for the site at 56-58 Fortune Green Road. I believe that the proposed development mainly by virtue of its size (capacity for 30 customers) and proximity to residential properties would have a negative impact on residents living close by. The scale of development together with the proposed opening hours are just not consistent with a quiet, family-oriented area like Fortune Green and would cause direct and substantial annoyance to residents living in Burrard Road (which the site corners). Having experienced a café being illegally opened on the site back in 2014, it's straightforward listing the problems that such a development will bring – including increased noise disturbance, traffic congestion, parking and waste problems etc. I'm particularly concerned by the noise disturbance that a café of this scale would cause, especially if it's going to be open into the evening and that the plan provides for a retractable roof canopy and windows/side screens. Drawing on my experiences in 2014, customers will park on the kerb causing congestion in Fortune Green (as they do already for the Nautilus fish and chip shop across the road from the site). They'll also park in adjoining streets so local residents will find it even harder to park – which is already in an issue in Burrard Road. The proposed development of the forecourt area, together with parking on the pavement and the rubbish bags etc will also be a hazard for pedestrians and the narrow strip of pavement left outside will be particularly difficult to navigate for disabled people or those with push chairs. I also believe that the structure being proposed at the front of the property by virtue of its location, size and design would constitute an incongruous and unsympathetic addition to the street – it's too big and too dominant. The design, which shows moveable aluminum part-glazed screens and a retractable roof canopy does not suggest quality and it will for sure negatively impact the character and appearance of the host building and also the wider terrace.</p>
