

Application No:	Consultees Name:	Received:	Comment:	Response:
2023/0270/P	Jeffrey Chapman	07/03/2023 19:06:37	COMNOT	<p>We object to this application as the owners of the Ground Floor Flat, 10 Wilmot Place NW1 9JP which will be directly overlooked by the proposed addition.</p> <ol style="list-style-type: none">1. The proposed addition is unsightly and inappropriate to the adjoining mid-Victorian residential houses in the Rochester Road Conservation Area.2. The proposed addition will be visible from the conservation area and the building will be much taller than the 3 storey houses which are contained in the conservation area.3. The proposed development will severely affect the light of adjoining properties including ours and will also be overlooked by and visible from the additional stories leading to a substantial loss of privacy.4. The owners of 28 Rochester Place have failed properly to carry out their present works in a timely manner and will soon be in breach of a Reinstatement Agreement which requires those works to be completed by 20 March 2023: several years late.5. The proposal for a fully glazed top floor and a "glazed lantern" on top of the building will create light pollution in the surrounding area at night and will make the proposed addition even more conspicuous and intrusive.6. The proposed development, in the absence of a legal agreement including an undertaking to a car free development by way of the prevention of future occupiers from obtaining on-street resident parking permits, would fail to represent a sustainable form of development which would seek to reduce car use in the Borough. It would therefore be contrary to policies T1, T2, and CC1 of the London Borough of Camden Local Plan 2017: see Planning Application 2022/4293/P, Site Address 139-147 Camden Road NW1 9HJ.7. Carrying out the works will be extremely disruptive for nearby residents in terms of traffic, noise and access.

Total: 2