

# Comments for Planning Application 21/0048/FUL

## Application Summary

Application Number: 21/0048/FUL

Address: 1 Parson Street London NW4 1QD

Proposal: Demolition of existing building and construction of part three/part four storey mixed use building comprising 9 residential units and office floorspace at ground floor level. Associated amenity space, refuse storage, cycle parking and off-street parking

Case Officer: Dominic Duffin

## Customer Details

Name: Mr Marc Simonsson

Address: 5 Florence Street Hendon London

## Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

- Request to speak at committee

Comment: We are residents at 5 Florence Street, London, NW4 1QG, which will be the neighbouring property to the building. We would like to raise the following concerns about the developer's plans which we would like to be addressed before planning permission is granted:

- The current plans do not fully take into consideration the most recent layout of our house. We have recently completed a house extension, permission for which was granted in December 2019 by Barnet Council. Therefore, all plans and assessments would need to be amended throughout to take into account the new details of our house. Significantly, whilst some of the documents mention our development, the sunlight/daylight report (see p27) does not assess the impact on the building as extended.

- The proposed building will affect the daylight into our house. There are two new windows on the side of our house, one whose very purpose is to allow for daylight into the above hallway which otherwise would have no direct natural light and one into the upstairs bathroom. The downstairs rear of our house has large glass doors/windows. The planned size of the building will affect the amount of daylight into both the windows and the rear of the building, and the impact on VSC has not been assessed.

- We are concerned that the windows and doors on the proposed rear elevation will allow its residents to view into our garden and our rear garden doors/windows. We would like them to be removed. The Council's Residential Design Guidance and Sustainable Design and Construction SPDs are both very clear on this point stating respectively that "habitable rooms and areas of

private gardens close to dwellings should not be excessively overlooked by windows or elevated amenity areas such as balconies/terraces [CONTINUED IN NEW COMMENT SUBMITTED]