Agenda Item 05

Supplementary Information
Planning Committee on 17 August, 2022

Case No.   22/0626

Location   69 Hardinge Road, London, NW10 3PN

Description   Proposed conversion of single dwellinghouse into two self-contained flats, associated internal alterations, subdivision of rear garden, removal of rear outbuilding, partial removal of side extension, installation of refuse storage and cycle storage in front garden, front boundary treatment, associated hard and soft landscaping.

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Further representations

Since the drafting of the report two further objections were received from residents who had previously objected.

The comments raised points regarding the monetary intentions of the owner, the principle of the development, parking, congestion, the bin and bicycle storage and the side entrance These points have been discussed within the Committee Report consultation section.

The comments also raised an objection on the ground of the impact of construction work including the suspension of parking bays. The comments also note that the views are not being taken into account of neighbours.

Construction and demolition works are essential for the growth and development of Brent and some associated disturbance is accepted as being necessary. However, if unreasonable, the noise and disturbance associated with such works can affect those living and working in close proximity. The Control of Pollution Act 1974 gives powers to the Council which restricts working hours and allow conditions to be stipulated on the types of machinery/ plant that are used on construction sites and complaints can be made to the Council's Noise Team where a significant nuisances occur. The works associated with this application are minor alterations. The suspension of parking bays is managed separately through a process carried out by the Transportation Department within the Council.

Officers have considered the comments and the planning merits of the proposal and consider that the proposal accords with adopted policies and guidance and is acceptable.

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