

Agenda Item 03

Supplementary Information Planning Committee on 9 August, 2017 Case No.

17/0998

Location 111 Chamberlayne Road, London, NW10 3NS
Description Temporary use of land to the rear of 111 Chamberlayne Road for outside seating area

After the committee report had been finalised a petition was received with 44 signatures. This raised the following points:

Comment	Response
Noise levels and smoking	Excessive noise and harm caused through elements such as smoking could be classified as a statutory nuisance. It would therefore be covered and controlled through Environmental Health legislation rather than planning legislation.
Overlooking	There are windows adjacent the plot and that look out onto the area but these are to a clinic and not a residential property. There is a wall that is approximately 1.6m in height that provides some separation. It is also worth noting that this degree of overlooking already existing and that recommended condition 3 would limit the hours of use.
Visitors to the clinic would have to pass the seating area. Could have a detrimental impact upon the business and their image.	Visitors to the clinic would have to pass the site but it is worth noting that the coffee shop is a commercial unit within a secondary shopping frontage and what is being proposed would be of benefit and help their business. There is also a condition on the hours of operation and a temporary trial period is recommended as to assess the actual impact.

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