

# The Brixton Society

Understanding the Past, Looking to the Future

Reg'd. Charity No.1058103, Registered with the London Forum of Amenity Societies

Website: [www.brixtonsociety.org.uk](http://www.brixtonsociety.org.uk)

Lambeth Planning,  
(Development Management)  
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Winchester,  
SO23 5DG

Please reply to:  
Alan Piper, RIBA,



[APiperBrix@aol.com](mailto:APiperBrix@aol.com)

20 June 2021

For attention of:  
Maylinne Nasa,  
[mnasa@lambeth.gov.uk](mailto:mnasa@lambeth.gov.uk)

Your ref:  
21/01939/FUL

## 330 COLDHARBOUR LANE, SW9 – Rear Extension for Extra Flat:

Dear Ms Nasa,

Thank you for your recent letter about the above application, though there was some confusion because you omitted the property number. We have since established that this is No. 330, within a local shopping parade of c.1860 and the Loughborough Park Conservation Area.

The Society must **object** to this proposal on the following grounds:

### Impact on nearby dwellings:

The Society normally supports the residential use of upper floors above shops, but the amenity of existing residents should not be reduced.

The proposed rear extension is excessive in size for its context. The intended projection of 9.5m behind the terrace is well in excess of the 3m depth considered acceptable for Permitted Development to terrace properties.

This creates problems of severe overshadowing and overlooking for residents of adjacent properties.

The applicants have failed to acknowledge the problem by not even showing the configuration of the rear parts of adjacent properties on their plans.

The proposal therefore fails to meet Lambeth Local Plan policies Q2 (iii) & (iv), Q11(d) and Q22(a).

Yours sincerely,

Hon. Secretary