

PLANNING APPLICATION REF. 18/00429/FULL

**DESCRIPTION OF DEVELOPMENT:
CHANGE OF USE FROM YOUNG PERSON'S SUPPORTED
ACCOMMODATION RESIDENTIAL INSTITUTION TO SIX FLATTED
DWELLINGS INCLUDING FORMATION OF REAR ATTIC DORMER
ACCESS**

AT

39 - 41 KINNAIRD STREET ARBROATH DD11 4EF

REPRESENTATIONS

Comments for Planning Application 18/00429/FULL

Application Summary

Application Number: 18/00429/FULL

Address: 39 - 41 Kinnaird Street Arbroath DD11 4EF

Proposal: Change of Use from Young Person's Supported Accommodation Residential Institution to Six Flatted Dwellings Including Formation of Rear Attic Dormer Access

Case Officer: Fraser MacKenzie

Customer Details

Name: Mr Nicholas Preater

Address: 47 Kinnaird street Arbroath

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The proposed development of the upper floor and extended height rear external stairway and entrance are not of a similar visual appearance or compatibility with surroundings.

The development of the upper floor dwellings are not in keeping with the buildings origins and the room sizes are very poor as a result of attempting to gain maximum occupancy from the building rather than quality living space.

There will be an unacceptable impact on street parking with up to 8 -10 additional vehicles from 6 flats rather than those from just 4 flats

There will be additional noise, nuisance and smells from a 6 flatted dwelling

Privacy and amenity will be decreased with more people entering and exiting the extended height rear stairway to the second floor and overlooking private gardens.

There will be less sunlight and more shade in the northerly aspect from an extended rear stairway

Comments for Planning Application 18/00429/FULL

Application Summary

Application Number: 18/00429/FULL

Address: 39 - 41 Kinnaird Street Arbroath DD11 4EF

Proposal: Change of Use from Young Person's Supported Accommodation Residential Institution to Six Flatted Dwellings Including Formation of Rear Attic Dormer Access

Case Officer: Fraser MacKenzie

Customer Details

Name: Mr Steven Arnett

Address: 49 Kinnaird Street Abroath

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The proposed addition of an external stairway and attic dormer is not in keeping with the surrounding buildings and will create an impact on the privacy and amenity of the neighbouring gardens and surrounds with additional people entering and exiting at a high level and overlooking.

The proposed conversion to 6 flatted dwellings will create a greater impact on parking with up to 10 additional vehicles parking in the street outside. 4 flats would be more in keeping with the visual appearance and compatibility of surroundings.

Comments for Planning Application 18/00429/FULL

Application Summary

Application Number: 18/00429/FULL

Address: 39 - 41 Kinnaird Street Arbroath DD11 4EF

Proposal: Change of Use from Young Person's Supported Accommodation Residential Institution to Six Flatted Dwellings Including Formation of Rear Attic Dormer Access

Case Officer: Fraser MacKenzie

Customer Details

Name: Miss Kayleigh Carr

Address: 53 Kinnaird Street Kinnaird street Arbroath

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The addition of a larger external stairway and attic dormer is not of the same visual appearance and compatibility with surroundings. k

The proposed conversion to 6 flatted dwellings will create a greater impact on local parking with up to 10 additional vehicles parking in the street outside.

There will be more noise and nuisance from high level external entry and exit to the buildings.