Comment for planning application 6/2019/0217/MAJ

Application Number 6/2019/0217/MAJ

Location

Northaw House Coopers Lane Northaw Potters Bar EN6 4NG

Proposal

Conversion of Northaw House to form 11 apartments (including refurbishment of existing single caretaker's flat) and underground parking area, the Ballroom Wing to form 2 dwellings, the Stable Block to form 1 dwelling, refurbishment of existing dwelling at Oak Cottage, construction of 2 Gate Lodge dwellings, 3 dwellings within the Walled Garden, 7 dwellings within the Settlement Area, refurbishment of the Walled Garden, refurbishment of access routes and reinstatement of old route, provision of hard and soft landscaping, car parking and supporting infrastructure

Case Officer

Mr William Myers

Organisation

Address

103 Northaw Road West Northaw Potters Bar EN6 4NS

Type of Comment

Objection

Type

neighbour

Comments

Further to the replies made by Tim Waller on behalf of the developer. 1. Flooding at the two places on Judges Hill and Coopers Lane, which have been frequent in the last 6 months, is due to existing run off from the proposed development site. Therefore it is encumbent on the developer to prevent this flooding from getting worse than it already is. Worsening will lead to frequent road closures. There appears to be no plan to deal with the run off. 2. It is surprising that the council have agreed to waive the need for affordable housing, if true. However, the requirement to propose the provision and use of S106 money is with the developer and not the council as apparently erroneously stated in Mr Waller's letter. 3. I find the report that there are no roosting bats on the site hard to believe. I regularly do bat surveys in the area and within the last year have detected pipistrelles, soprano pipistrelles, brown long-eared bats and Natterers bats on the perimeter of this site.

Received Date

20/05/2019 20:42:15

Attachments