

From: [REDACTED]  
Sent: Friday, May 31, 2024 10:35 PM  
To: Section 62A Applications Non Major <section62anonmajor@planninginspectorate.gov.uk>  
Subject: Planning objection S62A/2024/0041

Section 62A Planning Application: S62A/2024/0041  
20 Conway Road, Brislington, Bristol City, Bristol, BS4 3RF

Dear Sir/Madam

I have lived [REDACTED] for over 20yrs and would like to object to the planning application noted above.

I believe the application should be rejected for the following reasons:

1. Knowing how much sound travels through our houses, (you can hear if someone coughs) I feel the noise level for the direct neighbours will be intolerable. I also feel that the noise level for the neighbours backing on to the property, in Martingale Road, will be excessive and uncontrollable, particularly in the summer when gardens are used more & windows are open.
2. In addition to the unacceptable, increase in noise level, there will be an increase in disturbance, as people go about their normal daily routines. These houses cope with average size families, but 7+ adults (because there will also probably be partners staying at times, or visitors) will cause a massive increase of continuous disruption. This is a very quiet cul-de-sac. Please don't ruin that.
3. Over-development will change the character of the street.
4. As it stands, there is NOT sufficient on street parking on the road (or the surrounding area), let alone support a large (i.e. 7 person) HMO. This is a small terraced road with no space for parking in the small front yard/gardens. Cars overspill on to Bloomfield Road & vice versa. Even if you could ensure that none of the tenants EVER owned a car, they will have visitors who will. One suggestion has been to be able to use the plot of land by Sainsbury's, but there would be no way to force them to use this, or indeed, police it.
5. There will also be the issue of the physical placing of waste bins for 7 adults. Each single house/single family already has: 2 wheelie bins, 1 green bin, 1 black bin, 1 brown food bin and a blue bag! These will then be out on the pavement.
6. Creating this HMO will devalue property surrounding it. Whilst this has no legal standing for objection, it is obviously a very real concern to those affected.
7. I also request that the planning inspectorate considers the legal precedent that this application will set for the area considering that single dwelling homes can already be converted to 6 bed HMOs under permitted development.

To sum up, I feel that the proposed development contravenes Section 3.1 your planning policy, and will change the characteristics of a very quiet residential area and will not be able to provide safe, accessible and convenient parking (for tenants or visitors).

Yours sincerely  
T. Holmes