

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/1039/P	Peter dewey	22/04/2024 08:24:20	SUPC	<p>I fully support the application provided the improvements to the infrastructure proposed by the developers, are enshrined as conditions in the planning consent.</p> <p>To be clear, these must include replacement and extension of the lifts to the proposed penthouses, replacement of the roof coverings and such structural elements necessary to support the new flats, provision of alternative internet cabling to each block, improvements and lift access to ground floor lobbies. Without a legally binding commitment to these works, the benefits of additional residential provision will be outweighed by deterioration in the quality of life for the existing 104 residents</p>
2024/1039/P	Ann Dewey	22/04/2024 08:26:23	SUPC	<p>I fully support this application providing sufficient insurance and legally binding reassurance that the development is built with protection to damage to the building and promised improvements to the building which include new lifts, improvements to security and public facing frontage are carried out. Without these improvements the disturbance and benefits to the structure and safety of the building. Permission must protect current residence with legally binding conditions to ensure improvements are carried out in accordance with the proposed planning application</p>
2024/1039/P	Marta Benaglia	20/04/2024 19:17:24	APP	<p>I want to oppose this development due to the visual and environmental impact on the primrose hill conservation area. Areas like this need are exceedingly rare to be preserved</p>
2024/1039/P	Artour Samsonov	20/04/2024 12:44:03	SUPPRT	<p>Dear Counsellors, I am writing in support of this planning application as the leaseholder in Darwin Court.</p> <p>The penthouse development will support much needed refurbishment and upgrades of Darwin Court, further enhancing this architecturally unique building and the surrounding area. Given the size of Darwin Court, it is unavoidable to sight. Unfortunately it has fallen into poor condition and therefore detracts from the local area rather than enhance it. Also, since the building was designed & built in early 1970s, it no longer fits modern lifestyle. For example, most of the residents are families and elderly, however, there is no handicap access and lifts/entry systems are well beyond their lifespan which means they are often out of service.</p> <p>The addition of another level will help bring much needed improvements to Darwin Court. The additional level is being proposed on a recessed basis (away from the edge of the building) which means it will have minimal impact on the neighbours visually, their line of sight and access to sunlight. Only a handful of flats are being proposed with no allocated car parking spaces which means there will not be a large influx of new residents, limiting impact on traffic long term. The proposed penthouse (flats) construction will be done on a modular basis (off site) which means disruption will be limited mostly to site preparation and building enhancements. While not doubt there will be disruption during the project, this relatively short-term inconvenience will be offset by the benefits to both, the residents and the local community.</p> <p>Thank you for your consideration.</p>

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2024/1039/P	Paola Romero	21/04/2024 19:36:55	PETITNOBJ E	<p>To whom it may concern,</p> <p>As soon to be owners of No. 64 Darwin Court (top floor of court C), we would like to put forward a series of objections which we deem reasonable, well-grounded, and fundamental to the wellbeing of the community of Darwin Court, the community of Primrose Hill at large, and the sustainability and respect to our natural environment. Our objections are based on objective material conditions, namely, the visual impact on the Primrose Hill conservation area; the impact this development will cause on the setting of Cecil Sharp House, a Grade 2 listed building. Furthermore, Darwin Court is one of three intact mid-century blocks in the immediate vicinity alongside the Grade-2 listed Ernö Goldfinger building at 10 Regents Park Road and the James Stirling block at 41 Gloucester Avenue. The value of this is insurmountable and the negative impact of this development will be significant. There will be, of course, loss of existing views from neighbouring properties, and a clear negative impact on wildlife by developing land behind Darwin Court, which is currently a wild area harbouring wildlife, trees and shrubs. Finally, we would like to raise your awareness to the potential harm this development will cause to existing buildings by adding a floor without a full understanding of the foundations, and we ought to stress how directly affected we will be by being on the current top floor of court C.</p> <p>We appreciate your time and attention to this urgent matter and we hope that reason, consideration and respect will be the guiding values in this process.</p> <p>Best wishes, Paola Romero David Jaffe 64 Darwin Court</p>

2024/1039/P	LISA BAGLIN	21/04/2024 16:00:24	OBJ	<p>Please see below my reasons for opposition to the extensions on Darwin Court.</p> <p>1, Impact on Primrose Hill Area & immediate vicinity which includes :</p> <ul style="list-style-type: none"> - Visual impact on the Primrose Hill conservation area - Impact on the setting of Cecil Sharp House, a Grade 2 listed building - Darwin Court is one of three intact mid-century blocks in the immediate vicinity alongside the Grade-2 listed Ernö Goldfinger building at 10 Regents Park Road and the James Stirling block at 41 Gloucester Avenue - Loss of existing views from neighbouring properties <p>2, Wildlife and Trees</p> <ul style="list-style-type: none"> - Negative impact on wildlife by developing land behind Darwin Court, which is currently a wild area harbouring wildlife, trees and shrubs - Potential harm to the large trees surrounding Darwin Court <p>3, Impact on Darwin Court</p> <ul style="list-style-type: none"> -Potential harm to existing buildings by adding a floor without a full understanding of the foundations. -Light pollution: while the windows of the new flats are at 90° from the roadside direction, there will inevitably be additional light showing.
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2024/1039/P	Joran Mendel	22/04/2024 08:31:28	COMMNT	<p>I am writing to express my support for the proposed development. As a former Chair of the Darwin Court Residents Committee and as an owner and resident of Darwin Court since 2007 I am very well versed in the extensive investment needs of the building in terms of its infrastructure, resident access and external appearance, in particular the front gardens.</p> <p>I believe the development will provide a unique opportunity to ensure these enhancements will be delivered at reduced cost to residents. Importantly, it will also benefiting the wider community with regard to the beneficial impact of views on the gardens and the provision of additional high quality homes within Camden.</p>
