

## Mohammed Ahmed

---

**From:**  
**Sent:** 14 May 2024 15:30  
**To:** Planning  
**Subject:** Ref: objection to planning application NCP Saffron Hill 2024/1364/P

**[EXTERNAL EMAIL]** Beware – This email originated outside Camden Council and may be malicious Please take extra care with any links, attachments, requests to take action or for you to verify your password etc.

Dear Sir/Madam

I am writing to outline my objections to planning permission 2024/1364/P.

, a residential building which is directly opposite the proposed development. I have lived there since its conversion in 1997 and it is a family home. I have an outside terrace on the north face directly facing the NCP car park. There is also a large double window to a bedroom facing that way.

I see from the plans that the height and mass of the building will increase a lot over the existing footprint. This will dominate and overlook the north face of Da Vinci House and other nearby residential blocks. The current car park and the set back office space above it means we are practically not really overlooked currently. My north facing bedroom and terrace therefore have a lot of privacy and access to light. The proposed development does not appear to take the lessening of this into account.

I strongly object to any increase in height of the building when replacing the car park with new offices. I also object strongly to the proposed development coming closer to Da Vinci House on its upper levels. My flat is presently bright and airy, with sky views. The increase in height will result in being overlooked and in loss of privacy, light, amenity and sky views on my and my neighbour's terraces.

The Daylight, Sunlight and Overshadowing report indicates significant loss of light to the windows in Da Vinci House facing the proposed development because of the increase in height and mass of the building. I also object strongly to the proposed terraces on the St Cross Street side of the proposed development due to privacy and noise. The terraces face residential flats. Given they are offices, I do not see the need for terraces. If people choose to work outside there will be noise and many people in my block, like me, work from home.

The proposal is also excessive in height and mass in relation to the profile of the immediate surroundings and the neighbouring buildings in general. It is out of scale with the surrounding buildings, many of which are original conversions. If the application succeeds, then it may lead to further applications by surrounding office blocks for additional floors and mass which will compound the issues of daylight, overlooking and privacy for the residents in this area.

I also believe there has been a lack of effective consultation. We all received a flyer with an illustrated design illustration which was more of an artist's impression and did not reflect the facts outlined in the documents in this application. This proposal should be restricted to the height and profile of the existing building. There will still be some loss of privacy and light to flats which face directly on to the building. In other developments in the area, (for example the addition of floors on Da Vinci House) this has been taken into account in terms of installing appropriate opaque glazing to prevent overlooking which I request be added to the development.

Many thanks,

Yours faithfully,

Lesley MacKay

