

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/1923/P	Carol Ann Roberts	21/05/2024 15:08:09	COMMNT	<p data-bbox="875 132 2040 185">To Note - The application has been made using the postcode "NW5 1NS" which was the previous postcode of the development. The postcode of Piano Yard is now "NW5 1BF"</p> <p data-bbox="875 225 1171 244">Objection 1: Noise Pollution</p> <p data-bbox="875 252 2040 459">As residents of this mixed-use eco-development, we strongly object to the installation of air-conditioning units on the commercial building due to the potential for significant noise pollution. The continuous hum and periodic louder noises from these units will disrupt the tranquility of our neighborhood, particularly during the night when ambient noise levels are lower. This intrusion of mechanical noise into our living spaces will negatively impact our quality of life, making it difficult for residents to relax, concentrate, and sleep. We urge the Landlords, Wolfe Investments, to consider alternative cooling solutions that do not compromise the peace and quiet we currently enjoy.</p> <p data-bbox="875 467 2040 520">Although the application states that there will be noise prevention housing around the units, we do not have significant trust in the Landlords to build this to standard.</p> <p data-bbox="875 528 2040 671">We have several examples of the Landlord breaching our trust, for example, by installing a commercial boiler in the communal bin area without seeking our permission or doing planning application. In addition the work to remove the heat pump that was previously in the location of the proposed air-conditioning units was undertaken by inexperienced workmen who used a flammable glue and then proceeded to create sparks with a grinder next to it causing a fire on the roof.</p> <p data-bbox="875 679 1245 699">Objection 2: Environmental Impact</p> <p data-bbox="875 707 2040 882">Our eco-development prides itself on sustainable living and minimizing environmental impact. The introduction of air-conditioning units, which are known for their high energy consumption and greenhouse gas emissions, contradicts the core values of our community. The increased demand for electricity will strain local resources and contribute to carbon emissions, undermining the sustainability goals that our development was designed to achieve. We advocate for environmentally friendly cooling alternatives, such as passive cooling techniques, that align with our commitment to ecological responsibility.</p> <p data-bbox="875 890 1218 909">Objection 3: Aesthetic Concerns</p> <p data-bbox="875 917 2040 1093">The installation of air-conditioning units on the exterior of the commercial building will detract from the visual harmony and aesthetic appeal of our eco-development. The proposed housing of around the units seems bulky and unsightly, disrupting the architectural cohesion that defines Piano Yard. Such visual pollution will not only reduce the overall attractiveness of the area but also potentially lower property values. We request that Landlord consider the impact on the visual landscape and explore more discreet or integrated cooling solutions that do not compromise the appearance of our development.</p> <p data-bbox="875 1101 1245 1120">Objection 4: Health and Well-being</p> <p data-bbox="875 1128 2040 1319">The potential health implications of air-conditioning units are a serious concern for residents. These units can circulate allergens, mold, and other pollutants, which can exacerbate respiratory issues and allergies. Additionally, the noise generated by these units can lead to increased stress and sleep disturbances, adversely affecting our mental and physical health. Given the proximity of our homes to the commercial building, we urge the planning committee to prioritize the health and well-being of residents by rejecting the installation of air-conditioning units.</p> <p data-bbox="875 1327 1200 1347">Objection 5: Heat Island Effect</p> <p data-bbox="875 1355 2040 1498">The installation of air-conditioning units can contribute to the urban heat island effect, where localized areas experience higher temperatures due to human activities and infrastructure. The heat expelled by these units will increase the ambient temperature around the commercial building, creating a hotter microclimate. This will not only reduce the comfort of outdoor spaces but also potentially increase the cooling needs of our nearby residences, leading to a vicious cycle of energy consumption and environmental degradation.</p>

Application No: **Consultees Name:** **Received:**

Comment: **Response:**

Objection 6: Increased Traffic

The installation and maintenance of air-conditioning units are likely to bring increased vehicle traffic to Piano Yard. Service vehicles and technicians will need regular access to the commercial building, disrupting the space and potentially causing safety hazards, especially in an area with mixed residential use. This added congestion will be particularly problematic during peak hours, affecting residents' deliveries and overall convenience.

Objection 7: Impact on Property Values

The presence of air-conditioning units on the commercial building may negatively impact property values in our eco-development. Potential buyers and tenants are often attracted to the quiet, aesthetic, and environmentally friendly aspects of our development. The visual and noise pollution associated with air-conditioning units can deter prospective residents, reducing demand and subsequently lowering property values. This economic impact is a significant concern for current residents who have invested in the development with the expectation of a high-quality living environment.

Objection 8: Inconsistent with Development Vision

The proposed installation of air-conditioning units is inconsistent with the original vision and planning principles of our eco-development. Our community was designed to promote sustainable living, with a focus on energy efficiency, minimal environmental impact, and harmonious coexistence of residential and commercial spaces. Air-conditioning units, with their high energy consumption and environmental footprint, clash with these principles. We request that the planning committee uphold the integrity of our development's vision and seek alternative cooling solutions that are in line with our commitment to sustainability and quality of life.

The development only received planning permission originally because of it's commitment to eco credentials.

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/1923/P	Albert Lindsell	21/05/2024 16:07:30	OBJ	Hi there,

As owner of 4 Piano Yard, I have a number of objections to the planning permission of these air-conditioning units:

1 Resident Health

The installation of these air-conditioning units is a serious health concern for all residents. These units can circulate allergens, mold, and other pollutants, which can exacerbate respiratory issues and allergies.

2 Noise Pollution

As a resident of this mixed-use eco-development, I object to the installation of air-conditioning units due to the significant impact of noise pollution. The loud noises from the airconditioning units will disrupt the peaceful surroundings of our neighborhood. This mechanical noise will impact our quality of sleep and general livelihood. Also, the landlord says there will be noise prevention housing, but there are a number of instances where the landlord has breached our trust: the work to remove the heat pump by workmen who caused a fire + the install of a commercial boiler in the commercial bin area without seeking our permission demonstrates a history of breaching the residents of Piano Yard's trust.

3 Aesthetic Concerns

The installation of air-conditioning units will detract from the visual harmony and aesthetic appeal of my property and the eco-development's aesthetics. The proposed housing looks huge and unsightly and will contribute to devaluing my property and the surrounding development lower property values.

4 Property Value

The presence of these air-conditioning units will have a negative effect on the value of the property. As eco-development, the economic impact is a significant concern for current residents who have invested in the development with the expectation of a high-quality living environment.

Best,
Albert Lindsell
Owner, 4 Piano Yard

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/1923/P	ANNE CHASSANY	21/05/2024 23:30:08	OBJ	Please see below our objections to this planning application:

1) Noise pollution:

As residents of a relatively small eco-development we strongly object to the installation of air-conditioning units on the commercial building due to the likelihood of significant noise pollution. The permanent hum and frequent louder noises from these units will disrupt the tranquility of our neighbourhood during the day as well as during the night when ambient noise levels are lower. This will negatively impact our quality of life, affecting our ability to work from home, concentrate, relax and sleep.

We do not trust the Landlords to preserve the peace and quiet of this property with the noise prevention housing described in this application. There have been several recent instances when the Landlords has breached our trust: they installed a boiler for the commercial building in the communal bin area without asking our permission. The work to remove the heat pump previously in the location of the proposed AC units was undertaken by inexperienced workmen who caused a fire on the roof by using a flammable glue and creating sparks with a grinder next to it. The landlords also sought to install the AC units that are the subjects of this planning application without asking for our permission and without submitting a planning application. We therefore urge the Landlords, Wolfe Investments, to consider alternative cooling solutions that do not compromise our quality of life.

Objection 2: Negative Environmental Impact

We strongly object to this installation of air-conditioning units for environmental reasons. Our eco-development was designed for sustainable living and minimising environmental impact. AC units are known for their high energy consumption and greenhouse gas emissions. They contradict the core values of our community and run counter to Camden's efforts to embrace green transition. The increased demand for electricity will strain local resources and contribute to carbon emissions, undermining the sustainability goals that our development was meant to achieve. We advocate for environmentally friendly cooling alternatives, such as passive cooling techniques, that align with our commitment to ecological responsibility.

Objection 3: Health and Well-being

The potential health implications of air-conditioning units are a serious concern for residents. These units circulate allergens, mold, and other pollutants, which can exacerbate respiratory issues and allergies. The noise generated by these units can lead to increased stress and sleep disturbances, negatively affecting our mental and physical health. Given the proximity of our homes to the commercial building, we urge the planning committee to prioritise the health and well-being of current residents by rejecting the installation of air-conditioning units.

Objection 4: Aesthetic Concerns

The installation of air-conditioning units on the exterior of the commercial building will harm the visual harmony and aesthetic appeal of our eco-development. The proposed housing of around the units is bulky, disrupting the architectural cohesion that defines the award winning Piano Yard development. Such visual pollution will not only reduce the overall attractiveness of the area but also potentially lower property values. We demand that Landlord explore more discreet or integrated cooling solutions that do not compromise the appearance of our development.

Objection 5: Increased Traffic

The installation and maintenance of air-conditioning units are likely to bring increased vehicle traffic to Piano

Application No: **Consultees Name:** **Received:**

Comment: **Response:**

Yard. Service vehicles and technicians will need regular access to the commercial building, disrupting the space and potentially causing safety hazards, especially in an area with mixed residential use. This added congestion will be particularly problematic during peak hours, affecting residents' deliveries and overall convenience.

Objection 6: Heat Island Effect

The installation of air-conditioning units can contribute to the urban heat island effect, where localised areas experience higher temperatures due to human activities and infrastructure. The heat expelled by these units will increase the ambient temperature around the commercial building, creating a hotter microclimate. This will not only reduce the comfort of outdoor spaces but also potentially increase the cooling needs of our nearby residences, leading to a vicious cycle of energy consumption and environmental degradation.

Objection 7: Impact on Property Values

The presence of air-conditioning units on the commercial building may negatively impact property values in our eco-development. Potential buyers and tenants are often attracted to the quiet, aesthetic, and environmentally friendly aspects of our development. The visual and noise pollution associated with air-conditioning units can deter prospective residents, reducing demand and subsequently lowering property values. This economic impact is a significant concern for current residents who have invested in the development with the expectation of a high-quality living environment.

Objection 8: Inconsistent with Initial Development Planning Principles

The proposed installation of air-conditioning units is inconsistent with the original vision and planning principles of our eco-development. Our community was designed to promote sustainable living, with a focus on energy efficiency, minimal environmental impact, and harmonious coexistence of residential and commercial spaces. Air-conditioning units, with their high energy consumption and environmental footprint, clash with these principles. We request that the planning committee uphold the integrity of our development's vision and seek alternative cooling solutions that are in line with our commitment to sustainability and quality of life.

The development only received planning permission originally because of its commitment to eco credentials.

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/1923/P	Dr Stephanie Grünewald	21/05/2024 22:12:38	OBJ	<p>I hereby would want to object the proposal having a heat pump being replaced by three commercial air conditioning units.</p> <p>I am living in one of the penthouses which will be the closest to the commercial air conditioning units with my office being directly under the planned location of the AC.</p> <p>My main concern is around noise pollution. Incessant humming and whirring is expected which will be distracting and annoying.</p> <p>This is closely followed by my concerns of a negative environmental impact - Piano yard has been built as an eco friendly environment so converting to AC is a huge step against that overall character of the building.</p> <p>Given the poor / non-attendance to cleaning and maintenance requirements of Piano Yard I cannot trust that the AC filter system would be regularly cleaned and maintained and that bears a high risk for us living very close to the AC to harmful dust and other particles.</p> <p>The commercial air conditioning units are to be placed on the roof with a coverage around them that has a considerable seize. That again will disrupt the character of the building.</p> <p>Overall these requested changes to Piano Yard will have a negative impact on the life quality of the current neighbourhood and might also lower the overall property value which would have a direct impact on the well - being of anybody in Piano Yard.</p> <p>Many thanks for taking these facts under consideration.</p>

Total: 3