

Gillian Tindall-Lansdown

27 Leighton Road
London NW5 2QG

Case officer Daren Zuk
Planning dept. Camden Council

18/10/2024

Dear Sirs,

With ref. to Full Planning Permission 2024/4116/P 293-299,301-305 Kentish Town Rd.
- Your list no.811, for the week of 14th.October 2024 -

I note that this plan would involve the change of use of the upper floors of this substantial building block, comprising on the ground floor a number of shops and principally a branch of Macdonalds burger chain, from office use to hotel accommodation.

It seems extraordinary that the developers who have put forward this plan should suppose that there is a demand for such an amount of hotel accommodation in the middle of Kentish Town High Street, which is otherwise occupied by a good range of shops and where the adjacent roads are entirely residential. I assume that they do not have an adequate familiarity with the district, and that they imagine that Kentish Town is just some adjunct to Camden Town with its all-pervading tourism for Camden Lock Market.

However, as you, the Council, must well know, Kentish Town is a separate district from Camden Town. It does not have bars or night-clubs that stay open late, and in the past, when applications for such things have been submitted, they have always been refused. I would very much hope that this hotel-rooms application will be refused also.

I strongly suspect that what the developers are planning is not a well-run moderately up-market hotel, such as may be found in many locations in more central London, but a cheap back-packers hostel kind of place – located as it will be alongside and above a burger-bar which is itself untypical of the district. Kentish Town is an inappropriate site for such an hotel: it will not please such people who stay there to find that they are actually quite a long distance from Camden Lock, and its certainly will not please the residents of Kentish Town to have these unwelcome and possibly noisy strangers pointlessly in their midst.

I would urge you to refuse this permission outright at this relatively early stage, before the would-be developers waste time and money on the project.

Sincerely,

Gillian Tindall-Lansdown FRSL etc.

[Copy to c'llors Joseph Ball, Jenny Headlam-Wells, Patricia Callaghan, Heather Johnson]