

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2013/8301/P	Mr Leslie Hearn	Flat 49 1 Prince of Wales Road NW5 3LW	16/02/2014 22:14:49	OBJ	<p>As neighbours of the former Pizza Express building (187 Kentish Town Road), we really appreciate the lengths gone to by the architects to consult us and the other residents.</p> <p>However, we still have some concerns with the revised plans.</p> <p>This option will result in a substantial, to us, loss of light and also the loss of view to the east, both of which we are reluctant to accept.</p> <p>Furthermore, we are concerned about the access of occupants to roof area and consequent loss of privacy to our bedroom.</p> <p>We are also concerned about the location of plant (air conditioning fans, lift gear etc.) on the roof and the consequent noise nuisance to us.</p> <p>We are sorry that there are going to be any changes and a use cannot be found for the building as it stands or with internal modification.</p> <p>We will derive no benefit from the redevelopment but will have to endure the disturbance of a lengthy construction process, which will impinge greatly on our privacy, followed by a loss to our enjoyment of our property.</p>
2013/8301/P	Mr Anthony Caghan	30 Kelly Street London NW1 8PH	18/02/2014 09:16:48	OBJ	<p>I strongly object to this application for the following reasons:</p> <ol style="list-style-type: none"> 1. The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings. 2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building. 3. The cinema is being used to mislead local residents as it is a very small space and is hearsay whether it will be commercially viable as a cinema.
2013/8301/P	Ms Dvorah Kadish	5b Lady Somerset Rd London NW5 1UR	13/02/2014 12:24:24	SUPPRT	<p>This planing application is hugely popular with local residents, including myself and all with whom I've discussed it in the Lady Somerset / Burghley / Oakford Road enclave.</p>

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2013/8301/P	Mr Timothy J Coles-Liddle	Flat 5 1 Prince of Wales Road London NW5 3LW	19/02/2014 15:09:35	OBJ	<p>I write to express my concern for the proposed development of the former Pizza Express building at 187 Kentish Town Road, London NW1 8PD.</p> <p>I wish to object to the five-storey development proposal as this over-develops the very prominent site and will result in a top-heavy, domineering building. The planned height of this proposed development will appear out of character with the street scene and seriously detract from the adjoining, very attractive and historic, former Polytechnic.</p> <p>I also object to the external terracing on the 3rd storey as this will result in the building's future aesthetics relying purely on new residents' tidiness and cleanliness. Any furniture, belongings and rubbish will be observed from the road below, as well as from properties at 1 Prince of Wales Road, and will be an eyesore. I am also deeply concerned that residents' access to the proposed terraces on the third floor could cause ongoing noise issues to at least three properties at No. 1 Prince of Wales Road, as well as neighbouring residents of Kentish Town Road.</p> <p>Extra notes: Both the Polytechnic, sympathetically refurbished into flats in 1997, and the adjacent Assembly Hall, have been of huge local importance to the area acting as a 'gateway' to Kentish Town. I would urge Camden Council to strongly consider placing 187 Kentish Town Road on the list of local architectural and historic buildings of interest.</p>
2013/8301/P	Ms Ingrid I Weiss	3 Evangelist Rd NW5 1UA	21/02/2014 14:35:00	OBJ	<p>I am objecting to this proposal for the following reasons: The proposed development is too large and inappropriately designed in relation to the existing building and those adjacent/surrounding. It is therefore visually detrimental to the locale.</p> <p>For similar reasons, the removal and replacement of the original window is unacceptable.</p> <p>I suspect the cinema proposal to be a disingenuous red herring as it's capacity is far too small to be the useable facility that the developers know has favour locally.</p>
2013/8301/P	Mr Lewis Durham	3 Evangelist Road NW5 1UA	18/02/2014 21:01:04	OBJ	<p>I strongly object to this application for the following reasons:</p> <ol style="list-style-type: none"> 1.The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings. 2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern metal clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building. 3. The cinema is being used by developers to mislead local residents as it is a very small space and is hearsay whether it will be commercially viable as a cinema.

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2013/8301/P	Mr Graeme Durham	3 Evangelist Road London NW5 1UA	17/02/2014 22:20:58	OBJ	<p>I strongly object to this application for the following reasons:</p> <ol style="list-style-type: none"> 1.The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings. 2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building. 3. The cinema is being used to mislead local residents as it is a very small space and is hearsay whether it will actually be commercially viable as a cinema.
2013/8301/P	Ms Laura Connolly	3 Evangelist Road NW5 1UA	18/02/2014 21:06:19	OBJ	<p>I strongly object to this application for the following reasons:</p> <ol style="list-style-type: none"> 1.The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings. 2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building. 3. The cinema is being used to mislead local residents as it is a very small space and is hearsay whether it will be commercially viable as a cinema.

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2013/8301/P	Mr John Nicholson	6 Raglan Street	19/02/2014 11:28:10	SUPPRT	<p>I support this application in preference to 2013/8302/P on the following planning grounds.</p> <p>This is a much loved landmark building the designs for which the architects have worked hard on and discussed with local groups.</p> <p>NW5 3DA</p> <p>The application: respects the main building and the adjoining building; it takes into account this prominent corner location and the context of the buildings in the streetscape; meets the competing demands to make the best use of extremely limited development opportunities in Kentish Town in terms of the density of the proposed development whilst ensuring that it does not overwhelm or significantly impact on the adjoining buildings and the surrounding area; provides a much-needed affordable housing component which most developers with schemes of this size would usually avoid; provides the opportunity to create a "destination" in this part of Kentish Town in the form of a cinema which will create new foot fall for the benefit of local businesses (locals restaurants, pubs etc).</p> <p>It will also create a reason to attract people to the area who would not usually visit thereby providing additional opportunities for local businesses.</p> <p>The scheme creates light and space for the apartments despite the confined nature of the site. In terms of the height of the 2 storey extension, it does not dominate the adjoining building because the roof line is no higher than the adjoining building. If it is compared with the other planning application for the single storey scheme (8302), the two storey extension is not significantly taller than the 2 storey scheme. Following responses from the community, the architects changed the design a number of times. They have now produced a design to reduce its potential impact in terms of its scale and visual impact on the surrounding buildings. I support this application.</p>
2013/8301/P	Mr mark martines	flat 13, 1 prince of wales rd	15/02/2014 19:39:35	SUPPRT	<p>I support the application for a cinema on this prominent location, I believe this would be a beneficial community resource that would reinvigorate the area. Knowing that Kentish Town used to have several cinemas which have been much missed, this would be a development in-keeping with the history of the area. the addition of 2-storeys will help reinforce the status of the building as a notable landmark and bring it into scale with the neighbouring building. Many local residents (see Kentishtowner website) have expressed their excitement at welcoming a cinema back to Kentish Town.</p> <p>NW5 3LW</p>
2013/8301/P	Daisy Durham Walters	132 Kentish Town Road	18/02/2014 11:02:23	COMMNT	<p>I strongly object to this application for the following reasons:</p> <ol style="list-style-type: none"> 1.The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings. 2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building. 3. The cinema is being used to mislead local residents as it is a very small space and is hearsay whether it will be commercially viable as a cinema. <p>NW1 9QB</p>

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2013/8301/P	Dr Amanda C Williams Residents' Association 1 Prince of Wales Road	1 Prince of Wales Rd flat 49 NW5 3LW	19/02/2014 21:24:48	COMMNT	<p>I write as chair of 1 Prince of Wales Rd Residents' Association. There have been various informal discussions of the plans for the two applications, and it is from these, rather than from any formal consensus, that I represent the feelings of residents collectively as follows.</p> <p>1 There is enthusiasm for the cinema plan, therefore for the 5 storey application, with some concern about whether the cinema is realistic or has rather served as the way that the 5 storey rather than the 4 storey version is accepted by residents.</p> <p>2 Most residents have been fairly positive about the look of the new development, and see relatively little difference between the two versions from the outside.</p> <p>3 There is recognition that the two flats at the top of our building at the eastern end will suffer loss of light, view, and privacy. There is also concern from residents on the top floor in the central block that the 5 storey version will be high enough to impinge on their view, but it is impossible to tell from the drawings.</p> <p>4 There is recognition that residents of the 4 flats at the eastern end of our building on the ground and first floors are concerned about noise through the walls (which the squatters have shown to be very thin) and on the ground floor of deliveries to shops or cinema. It is unclear how these deliveries will be arranged, and how rubbish will be collected.</p> <p>5 All flats at the eastern end of our building are concerned about the disruption and noise of building, particularly those who work from home.</p> <p>6 Residents have generally expressed satisfaction with Allies and Morrison's consultation processes and openness to exchanges of views; a marked contrast to the previous plans and their proponents and one which we hope will enable liaison over concerns above.</p>
2013/8301/P	Mr Adrian Corker Ltd company director	33 York Rise London NW5 1SP	18/02/2014 08:48:31	OBJ	<p>I strongly object to this application for the following reasons:</p> <p>1. The proposed development, by virtue of its design, bulk and massing, would appear as an over-dominant feature in the townscape, and would fail to preserve and enhance the character and appearance of the existing and adjacent buildings.</p> <p>2. The retaining of the existing facade involves removing the existing elegant period windows and replacing them with modern clumsy large paned glazing units which are not sympathetic to the design of the existing building or the adjacent building.</p> <p>3. The cinema is being used to mislead local residents as it is a very small space and is hearsay whether it will be commercially viable as a cinema.</p>
2013/8301/P	Ms Marina Aldrovandi POWRA Residents Association	1 Prince of Wales Rd London NW5 3LW	20/02/2014 16:31:33	SUPPRT	<p>The acceptability of this proposal is conditional on the provision of a cinema on the ground floor. It is therefore CRUCIAL that this is clearly stipulated and that no change of use can be made to the original proposal if the decision is made to grant permission.</p> <p>A cinema would be acceptable; a pub, or restaurant would not be!!!</p>

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2013/8301/P	Paul L Seviour	6 Raglan Street Kentish Town London NW5 3DA	19/02/2014 11:02:58	COMMNT	<p>The local community have a great regard for this building. The community has worked hard over many months with the architects to come up with a scheme that:</p> <p>Respects the host building and the adjoining building;</p> <p>Takes into account this prominent corner location and the context of the buildings in the vicinity;</p> <p>Meets the competing demands to make the best use of extremely limited development opportunities in Kentish Town in terms of the density of the proposed development whilst ensuring that it does not overwhelm or significantly impact on the adjoining buildings and its context with the surrounding area;</p> <p>Provides an affordable housing component which most developers with schemes of this size would usually avoid;</p> <p>Provides the opportunity to create a "destination" in this part of Kentish Town in the form of a cinema which will create new foot fall for the benefit of local businesses (locals restaraunts, pubs etc). It will also create a reason to attract people to the area who would not usually visit thereby providing additional opportunities for local businesses.</p> <p>The architects have come up with a scheme which creates light and space for the apartments despite the confined nature of the site. In terms of the height of the 2 storey extension, it does not dominate the adjoining building because the roof line is no higher than the adjoining building. If it is compared with the other planning application for the single storey scheme, the two storey extension is not significantly taller than the 2 storey scheme. Following responses from the community, the architects changed the design a number of times. They have now produced a design to reduce its potential impact in terms of its scale and visual impact on the host and surrounding buildings. I ask that the scheme be approved.</p>
