



Subject: Cavendish School

Dear Seonaid,

RE: Cavendish Application 2014/3117/NEW

As a resident of Inverness Street, I have certain objections to these proposed building works. Primarily, that it is a monstrous carbuncle whose bulk will cast my home into permanent shadow. The school itself is fairly unattractive, but recessed from the street and, partially shielded by what little foliage there is in the car-park, I can at least ignore it.

Not so with the new plan, a pastiche of 1970s utilitarian design, entirely devoid of architectural ambition which will loom over the other buildings in the street and serve as a grim reminder of the 20th century crisis of aesthetics from which we seem not to have recovered. To rephrase Charles Ives' Unanswered Question: 'Whither architecture?'. Hopefully not here.

My advice for continued action would be so:

- 1) Set back the building from the pavement, that we might retain some afternoon sunlight, and spare the trees at the front (perhaps it would also be a good idea to plant more, to screen innocent passers-by from the ugliness).
- 2) Shorten the building (see above).
- 3) Perhaps most importantly; make at least some effort to improve how it looks. Pick either a style in-keeping with the rest of the Victorian buildings in the street (a conservation area), or something actually modern. But please don't try to replicate the existing functionally-designed building it would be opposite.

Regards,

Frederick Waxman

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9458324

Planning Application Details

Year 2014
Number 3117
Letter P
Planning application address 31 Inverness street

Title
Your First Name James
Initial
Last Name Cui
Organisation
Comment Type Object
Postcode NW1 7HB
Address line 1 41 Inverness street
Address line 2
Address line 3
Postcode NW1 7HB

Your comments on the planning application

I deeply regret not having been consulted for this application. I would like to comment on this application:

1.The design of the building does not fit with the appearance of the Inverness Street Conservation Area . The proposal is too massive, too high and prominent and does not enhance the character of the street. (DP 25)

2.Given the congestion issue at school run times in the morning and afternoons, the increased capacity at the school will only worsen the situation, not to mention

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Comments on a current Planning Application - Ref. 9458324

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increased risks for school children. Road safety is at stake.

3. Residents would like to get strong assurances that the additional space will not increase noise levels and congestion in the already limited parking spaces.

4. General aspect and openness of Inverness street will be heavily impacted if the building were to be brought forward all the way to the front of the current open area .

5. Residential aspect of Inverness would suffer greatly.

Regards

Mr James Cui

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Issued by

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Customer feedback and enquiries
Camden Town Hall
Judd Street
London WC1H9JE

Form reference

9458324

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9458361

Planning Application Details

Year	2014
Number	3117
Letter	P
Planning application address	31 Inverness street NW1 7HB

Title	Mrs.
Your First Name	Helen
Initial	
Last Name	De Wynter
Organisation	
Comment Type	Object
Postcode	NW1 7DS
Address line 1	19 Gloucester Crescent
Address line 2	LONDON
Address line 3	
Postcode	NW1 7DS

Your comments on the planning application

Please find here enclosed my comments scanned at next page

Regards

If you wish to upload a file containing your comments then use the link below

[Objection Cavendish School](#)

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9458361

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Form reference

9458361

Helen De Wynter
19 Gloucester Crescent, London NW1 7DS

Dear Sir or Madam:

Re: Objection to application 2014/3117/P Cavendish School, 31 Inverness Street

The footprint of the original building was doubled by the school a few years ago and to build yet more is clearly too much. Will Camden not be satisfied until we have a skyscraper in our gardens?

To increase the footprint even more would be totally unacceptable. The school is a lovely old building that has already been spoiled by a new school building. Twenty years ago this area contained the wood yard and playground open space and was not covered by buildings with hardly an inch between them.

There is also a wonderful tree that will have to go - this again is alright for Camden to destroy but not owners of the buildings/our homes that surround the school. It will be a fine day when Camden applies these rules to commercial premises, eg Cavendish School, like it applies the rules to us mere house owners. If I wanted to increase my house by 100%, filling in the back garden and the front with bricks and mortar, I would never get permission, and rightly so.

I feel someone must have a very good friend in the Camden Council if this scheme goes through.

Yours faithfully,

Helen De Wynter

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9459119

Planning Application Details

Year	2014
Number	3117
Letter	P
Planning application address	31 Inverness street NW1 7HB
Title	Mrs.
Your First Name	Ying
Initial	
Last Name	Wu
Organisation	
Comment Type	Object
Postcode	NW1 7HB
Address line 1	41 Inverness street
Address line 2	
Address line 3	
Postcode	NW1 7HB

Your comments on the planning application

Planning application 2014/3117/P

The increase of school capacity will make the already busy road of Inverness street more crowded.

The supposedly quiet residential road is very busy yet in the morning with lots of cars from students parents and students with scooters.

I sometimes need to give up pavement and walk on the middle of the road (very dangerous) around where the

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Comments on a current Planning Application - Ref. 9459119

Planning Application Details

school gate is because of the crowedness.

Thank you in advance for your understanding.

Regards

Mrs Ying Wu

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Form reference

9459119

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9459694

Planning Application Details

Year	2014
Number	3117
Letter	P
Planning application address	31 Inverness street
Title	Mr.
Your First Name	Bruce
Initial	
Last Name	Fielding
Organisation	
Comment Type	Object
Postcode	NW1 7HB
Address line 1	37 Inverness street
Address line 2	Camden Town
Address line 3	
Postcode	NW1 7HB

Your comments on the planning application

I deeply regret not having been consulted but please find here enclosed my objection.

If you wish to upload a file containing your comments then use the link below

[cavendish school objection 2](#)

[cavendish school-objection 1](#)

About this form

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9459694

About this form

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Form reference

9459694

In general, the new building is ugly and not in keeping either with the existing Victorian buildings, or the modernist approach welcomed by the council and local residents. It's just plain ugly. Not only that, we would also lose the view of the beautiful 150 year old building from the street. We would also lose the only living tree in the road, and I personally would lose privacy to my rear gardens – which has to be a major factor that seems not to have been considered.

Overall, the planning application seems to have been made without any consultation to the residents of Inverness Street – with the exception of 31 Inverness Street- which happens to be the school itself, which is in itself scandalous and worthy of public enquiry.

Finally, let me sum up by saying that I object strongly to this application and ask the council on my behalf not to allow it.

Yours sincerely

Bruce Fielding

Re: Objection to planning application 2014/3117/P
31 Inverness Street
Cavendish School

TO WHOM IT MAY CONCERN

I have been made aware of the project of extension of the Cavendish School.

This is interesting as there have been no notifications of the planning application in the street – either on Arlington Road, or in Inverness Street – which I thought was required by law. I only found out through the actions of my neighbours – whom I understand also only discovered these planned works by accident.

As a resident of 15 years at 37 Inverness Street, I have several objections to this application as it stands being approved.

It is a given that one of the purposes of the expansion of the school is to allow an increase in the numbers of children attending. This would have several effects.

Firstly the traffic issue. There are already serious traffic issues in Inverness Street at school dropping off and collection times. These will be compounded by an increase in attendance at the school.

- Cars are double parked, causing serious traffic hazards to those both using the road and attempting to cross it.
- Cars also use yellow lines and residents parking without permission and the traffic officers turn a blind eye. This causes residents who have paid to use the bays the inconvenience of having to wait until outside these times to find places to park, if they are to have any chance at all.
- I understand that the existing car park, which houses 15 cars, will be replaced with buildings. Where will these cars park? We have enough trouble with unauthorized parking and traders already. This will compound the situation.

I understand that a hall is planned. Unless this is seriously soundproofed, there would be a significant increase in noise during the day which would affect not only myself as I work from home, but the occupants of the office building at number 35. There is already enough noise in Inverness Street. More is simply unacceptable. I understand that a noise test has been done, but not from the right place. It has been made not in the street, but to the rear of the school. I am concerned for us residents, not the school that's generating the noise! There will also be noise coming from the machinery atop the hall building. How will we object to this after it has been put in place?

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9460398

Planning Application Details

Year	2014
Number	3117
Letter	P
Planning application address	31 Inverness street
Title	Mr.
Your First Name	Alexandre
Initial	
Last Name	Gorodetska
Organisation	
Comment Type	Object
Postcode	NW1 7HB
Address line 1	33 Inverness Street
Address line 2	LONDON
Address line 3	
Postcode	NW1 7HB

Your comments on the planning application

I regret not having been consulted by the Council for this application. Nonetheless, please find here enclosed next page my comments. I object to this application.
Regards

If you wish to upload a file containing your comments then use the link below

[Cavendish Gorodetska bis](#)

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9460398

About this form

Issued by

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London WC1H9JE

Form reference

9460398

Subject: Cavendish Planning Application - invalid due to inaccuracies

Importance: High

Sear Ms Carr,

Before I submit my objections to the planning application 2014/3117, I would like to complain about some aspects of the application and supporting documents on the Camden Planning pages which mean that the current Consultation period is invalid.

1. The list of 'neighbours' for consultation about the project, despite having been added to a little in the last few days, does not list fully the residents of Inverness Street or Gloucester Crescent.

It MUST include all residents of houses, maisonettes and flats in these locations, as we will all be directly affected by the proposals.

The missing numbers in the western half of Inverness Street are: 39 (a and b) 41, 43, 40-42, and 44.

In Gloucester Crescent only 16, 17, 18, 19 and 20 have been included. ALL homes in the crescent MUST be included, from 1 to 70.

2. The location map shown on the web page is INCORRECT as it does not outline the car park and frontage on Inverness street as the site for development. This is utterly misleading, and it is hard to believe that it is a 'mistake' as it is so fundamental to the plans.
<http://planningrecords.camden.gov.uk/Northgate/PlanningExplorer17/Generic/StdDetails.aspx?PT=Planning%20Applications%20On-Line&TYPE=PL/PlanningPK.xml&PARAM0=384230&XSLT=/Northgate/PlanningExplorer17/SiteFiles/Skins/Camden/xslt/PL/PLDetails.xslt&FT=Planning%20Application%20Details&PUBLIC=Y&XMLSIDE=/Northgate/PlanningExplorer17/SiteFiles/Skins/Camden/Menus/PL.xml&DAURI=PLANNING>

3. 'Photo 4: View of Inverness Street with Camden House to the left and 33 Inverness Street to the right' on page 18 of the Design and Access statement has been bizarrely photo-shopped so that neither the silver birch tree nor the view of the original Victorian building behind are in the picture. This is wilfully misleading.
- 4.

This incorrect information during the Consultation Period **invalidates** the entire process from a legal point of view, and the Consultation Period will need to be restarted with all these corrections in place, and with full written information about the new Consultation provided to everyone on the ENTIRE list of neighbours. Given that we are entering a period of holidays, this is likely to need to be left until September.

I expect a response to this email, please. My son and husband have already emailed some other concerns to you and received no acknowledgement.

Regards

Clare

Dr Clare Taylor PhD FRCP FRCPath

*40 Inverness Street
London NW1 7HB*

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9462353

Planning Application Details

Year	2014
Number	3117
Letter	P
Planning application address	31 Inverness street
Title	Mr.
Your First Name	Robert
Initial	
Last Name	McIntyre
Organisation	
Comment Type	Object
Postcode	NW1 7HB
Address line 1	40 a Inverness street
Address line 2	
Address line 3	
Postcode	NW1 7HB

Your comments on the planning application

Planning application ref : 2014/3117/P

I would like to comment on this application though not having been consulted by Camden council

*design is not appropriate in a Conservation area : too massive, too high and should step back from the street to replicate balcony of 33 Inverness. This should be the case on the full length to allow for some trees/greeneries on the

Camden Council Customer feedback and enquiries
Comments on a current Planning Application - Ref. 9462353

Planning Application Details

then created balcony. The ground floor particularly is not good looking and doesn't preserve aspect of the listed buildings in the street.

* the mature birch tree shouldn't be cut and should be preserved

* the project creates a loss of light for our basement and the houses opposite to the project. There also would be a loss of light for 33 Inverness at the back of the house and for the front balcony. In our basement we would totally lose the only light we have.

* no plant machinery on top of the building please; and a very restricted access to the roof. A peach roof might be nicer.

* the increase of capacity of the project is too big because of the consequences it would have on the neighbourhood: road already over crowded. Road safety at stake.

* traffic issue yet; too much traffic jams at school run time yet

* the hall should get restricted hours of operation and very strict noise insulation (green roof welcome) to refrain possible ASB associated to it. No possibility should be given to rent it out. Hours of operation no later than 7pm neither the week end.

* there should be a green roof on top of the hall and a green vertical wall for the back wall that is also too close to property 33; should step back

* some car park spaces should be kept on the project itself+car capped in the street.

* fire issues if fire were to appear in the middle of the development

That is why as such I believe the application should be rejected (most particularly the front building shouldn't be built).

Regards

Robert McIntyre

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Form reference

9462353



Subject:

The Cavendish School, 31 Inverness Street, NW1 7HB ; Application ref: 2014/3117/P

For the attention of Seonaid Carr.

Dear Seonaid,

We are writing on behalf of the Camden Town CAAC

We strongly object to this application which we feel is poorly designed and not in keeping with the quality of the buildings in Inverness Street.

Our comments relate to the front elevation. The elevations of the first and second stories are crudely designed. We do not object to a modern design but we feel it should be re-designed in a simpler way.

The 'cornice' with the inscription 'The Cavendish School' does not line up with either the cornice of Camden House or with the balcony of No 33.

The Plant House on the roof is not centred on the building. It is a very unsatisfactory feature and although set back will be visible from the higher stories of the buildings opposite.

Although the ground floor is set back, the first and second stories come forward and box in the balcony of No 33. This will affect the outlook of No 33 as well as the daylight in the first and second storeys of No 33 which are already set back beside the front elevation of the house. The small courtyard at the back of No 33 will also be engulfed by the mass of the new building on its East flank.

We suggest that the proposed building facing Inverness Street could be set back. There is certainly enough room on the site. It could be set back in line with the recessed side elevation of No 33, freeing the balcony and preserving the views from the house and its daylight.

This would also benefit the appearance of Camden House as its cornice wraps around the north-west corner of the building, where there is also decorative brickwork.

We are also concerned about the impact of doubling the numbers of children at the school as the traffic in Inverness Street will increase at certain times of the day. The street is a quiet residential one.

Yours sincerely,

Gordon Macqueen & Margaret Richardson, Co-Chairs of the Camden Town CAAC,
31 Oval Road,
London NW1 7EA



Subject:

Planning application - Cavendish School, Inverness Street, NW1

Dear Ms Carr,


I am a resident at 40 Inverness Street, London NW1 7HB. I have viewed the application for the new building planned for the Cavendish School and wish to make the following comments.

- Cavendish School is, in my experience, a responsible institution and we have cordial relations. This is in spite of the daily congestion that occurs in the mornings as a result of an un-co-ordinated child drop-off policy. I am of course supportive of the school as an educational institution and welcome its presence in principle.
- The new plans will substantially increase the potential congestion and a plan to deal with this will be needed. Many constructive ideas could be applied – such as one way school traffic and assisted drop-offs keeping stopping times to a minimum – this is a situation which will need to be addressed.
- I believe the street-facing design of the new plan is poor and not sympathetic to the area and the existing house styles and designs. It will clearly affect residents negatively by comparison with the open space, tree view as at present. Light into the street will be affected as the new build is so tall – for instance, as tall as the adjacent right hand building which was criticised when it was erected for its height. This especially affects residents like us on the other side of the street, to the North of the site, where sunlight will be affected.
- I support a design which would be in keeping with the existing ‘feel’ of Inverness Street and especially the row of houses which the new building adjoins. A sympathetic design, even copying the existing Georgian house-front style would be much preferred and could even enhance the street view.
- I note that the existing car park is being removed. I would wish to seek assurances that NO new resident parking permits are likely to be handed out after the changes have been made. Parking is already tight in the area, often during the day, and further permits given would exacerbate the situation.

Thank you

Roger

Sir Roger Gifford
SEB



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