

London Borough of Camden  
Development Management  
London WC1H 8ND

Attn: Jenna Litherland

Mr Nigel Herdman  
Flat 4  
159 West End Lane  
London NW6 2LG

8<sup>th</sup> April 2014

#### APPLICATION COMMENT

Ref: Planning Application: 2013/7792/P (No 5 Hilltop Road)

And: Planning Application: 2013/7801/P (No 7 Hilltop Road)

Dear Sirs,

I strongly object to the above applications on the following grounds:-

1. I would remind that both these buildings were sold to the current Owner by Camden Council as Single Dweller Units. It has subsequently become very clear that Mr Golesorkhi who bought both properties is in fact a known Property Developer who lives elsewhere, and seldom, if ever, spends any time in either building. Through his actions it has been perfectly evident that he is determined to extend both buildings as much as he can get away with, purely to make as much money as he can, with no regard for the local residents or the local environment.
2. I am a member of the local community association WHGARA, whose sole interest is to protect the local environment. My flat (in which I have lived with my family for 34 years) overlooks the backs of the proposed developments, and our view would be hugely compromised by the proposed ugly extensions to both 5 and 7 Hilltop Road.
3. Mr Golesorkhi has applied for extensions on numerous occasions in the past and all such applications have been rejected by Camden Council. His persistent applications betray his desire to continually wage a war against the interests of both the local residents and the local environment.
4. The area at the back of both properties is part of a small but critical garden enclave with grass, trees and wildlife which has existed since Victorian times. It is a vital haven of nature in the otherwise concrete jungle of London for all the houses surrounding this area. Allowing these extensions to be built would seriously damage this environment, and indeed if all the houses in this area were allowed to do the same, there would be no environment at all. Thankfully we and the other residents are united in a rightful resolve to protect this.

5. The proposed extensions would undoubtedly be entirely out of keeping with the character of both the houses and the area. We know this because he illegally commenced to build huge box-like constructions in 2009, which after objections by us and the Council he was forced to demolish, and the current application appears to be of similar design and dimensions.
6. I appeal to the Council's sensibility to reject this cynical attempt by a callous Property Developer to destroy our precious environment merely for the sake of his own enrichment.

Nigel Herdman

Flat 4  
159 West End Lane  
London NW6 2LG

7 April 2014

Jenna Litherland  
Development Control  
Regeneration and Planning Culture and Environment  
London Borough of Camden  
Argyle Street, London WC1H 8ND

Dear Ms Litherland,

Re Planning Applications Nos 2013/7792/P and 2013/7801/P: Proposed Extensions to 5 and 7 Hilltop Road

I am deeply concerned that we have to face more planning applications by Mr Golesorkhi, the owner of Nos 5 and 7 Hilltop Road, this time for a certificate of permitted development. Again, he has not bothered to consult with any of his neighbours and continues to ignore the importance of protecting the Victorian garden enclave.

I strongly object to the grant of any certificate of permitted development to the owner of these houses because:

1. The extensions involve building over 4m depth into rear of building which loses the precious Victorian garden enclave. The birds-eye view drawings illustrate that the planned depth for No 7 Hilltop Road to be more than 4m and more than the proposed extension of No 5 Hilltop Road.
2. The extensions involve building to the side of the rear wall 'steps' of each house and the owner proposes to construct extensions which are wider than half the total width of each of the existing houses. This means it is too wide and therefore not permitted. (As you are aware, the extension as a whole cannot be wider than 50% of the total width of the house.)
3. At each house the extensions will involve the removal or alteration of one or more chimneys, flues and/or soil and vent pipes. (These are not shown on his drawings at all as they ought to have been, but they exist and are in the way of what he proposes to build.) This requires full planning permission - which he has not applied for.
4. The proposed extension includes a variety of large windows, and two sets of opening patio doors (two sets on each house) at the rear of the building which will be overlooking the adjacent property at the rear. In addition, the drawings clearly show the inclusion of side windows at the rear of the first floor of the proposed extension building which will be overlooking the neighbouring buildings.

5. The extension of No 7 Hilltop Road includes a first floor mezzanine balcony at the rear, which will overlook all neighbouring buildings. This is an issue of privacy.
  
6. The proposals show nothing at all about the materials which the owner proposes to use for the exterior. Given the past history when he simply ignored what was permitted development and then appealed (at great public expense) against each demolition order, the certificate should be refused because he has not shown at all how he proposes to comply with the requirements over appearance.

I strongly oppose Mr Golesorkhi's application to build what are still too large extensions and threaten our precious open green space. Furthermore, I have lived here for 33.5 years and wish to continue to protect West Hampstead's charm and green open spaces.

Yours faithfully,

Emily T Herdman