

SOL SCARFE
1 IVOR STREET
LONDON NW1 9PL

7/1 - 14

LONDON BOROUGH OF CAMDEN
PLANNING DEPT.

ATTN. CONOR McDONAGH

RE. 79 CAMDEN ROAD / 86-100 ST. PANCRAS WAY
APPLICATION REF. 2013/7646/P

Dear Sirs,

I wish to object to the above development for the following reasons.

The development is 100% residential which I believe is not Camden policy. The character of Camden Town is a mixture of dwellings and work places which creates its bustling, lively feel. Camden Town is a place where people should be able to live and work. This scheme is particularly objectionable because it replaces a 100% workspace with 100% residential space.

Although not itself in a conservation area, the site is close to four such areas and will impact on all 4.

The form the proposal takes, breaks with the pattern of Camden Road being broad with set-back from the pavement properties giving space for large trees. This scheme will endanger several trees.

page 1 of 2

The proposed buildings should be set back from the building line of the site.

The St. Pancras Way existing building is a solid structure of historic value in that it hints at the development of Camden Town from Georgian times till today. Even accepting the loss of existing buildings, the proposed is unacceptable. The scheme is too high, by 2 floors, and the materials used emphasize the height monstrously. The proposed buildings will tower over the small streets on the north side and cut out light and also be much higher than those opposite at the road junction which are 5 and 6 storeys and set back.

For a site at a junction of red routes, the loss of existing on-site vehicle facilities is unacceptable. The resulting traffic of such a large residential project in form of refuse collection, deliveries etc as well as construction, will impact harmfully on the narrow streets behind.

The impact on facilities such as schools and medical services already in short supply will be detrimental to the existing population as well as newcomers.

I urge you to reject this application.

