



The Heath & Hampstead Society

P.O. BOX 38214 LONDON NW3 1XD

The Society examines all Planning Applications relating to Hampstead, and assesses them for their impact on conservation and on the local environment.

To London Borough of Camden, Development Control Team

Planning Ref: 2014/5725/P

Address: 45 Maresfield Gardens NW3

Description: Basement extension; retrospective.

Case Officer: Olivier Nelson

Date 1 October 2014

We raise objections to this application, on these grounds:

1. Retrospective application

We strongly deprecate the applicants' intention to by-pass Camden's very well-known policies on basement development, with the dubious excuse that they thought it was Permitted Development. This is not an amateur householders' proposal, but one dealt with professionally.

2. Basement Impact Assessment

This BIA is inadequate and unacceptable for these reasons:

- a. No suitably qualified engineer is named,
- b. No site-specific data on ground conditions is provided, especially borehole investigation. Only generalised historic data on the area as a whole is offered.
- c. No assessment of consequential damage to adjoining properties is provided. In this case the adjoining property is attached, and is clearly in potential danger from excavations.

Please refuse