

4A Bonny Street
London NW1 9PG

31 January 2015

The Development Management Team
London Borough of Camden
Town Hall Extension
Argyle Street
London WC1H 8ND

Dear Mr MacDougall

Application Ref. No. 2014/7908/P

Demolition of existing buildings and erection of part 2, 4, 5 & 8 storey building with single storey basement to provide 1959 sqm of commercial floorspace and 53 residential units with associated landscaping

I am writing to express my objections to the above plans, which were submitted before public consultation, and have done very little to address public concerns about the previous proposal for this site.

First, the proposed height of the buildings still exceeds what is appropriate and acceptable for the immediate residential neighbourhood. In particular, the building on Bonny Street is at least a full storey taller than any of its neighbours. This new construction would dominate the residences on Bonny Street and either side of Camden Street, and would notably reduce daylight and sunlight on Bonny Street. The proposed buildings should be scaled down to match the height of their residential neighbours, rather than aligned with the higher buildings (Shirley House and Regents Canalside) that face onto Camden Road.

Second, the facades and particularly the brickwork of the proposed buildings are out of character with the period properties and the more compatible new properties in and around Bonny Street. More thought should go into these to ensure they enhance rather than spoil the current environment.

Finally, the proposed commercial use of the property is at odds with the residential nature of the area, and alternative more socially appropriate uses should be considered.

On behalf of all those who live, work and visit in this neighbourhood, please insist that the developer and architects revise the density, height and style of buildings so that they are an asset to the environment rather an overbearing conglomeration of bricks.



Shula Chiat

cc. Councillors Pat Callaghan, Richard Cotton, Lazzaro Pietragnoli