

Mrs Martha Papadakis
123 Broadhurst Gardens
London NW6 3BJ
Tel: [REDACTED]

Planning application comments
London Borough of Camden
Development Management
London WC1H 8ND
planning@camden.gov.uk

22nd March 2015

**RE: Application comment regarding proposed new balcony at rear of flat 137 Broadhurst Gardens
Camden Council Application Reference Number 2015/1038/P
Planning officer: Yuyao Gong**

Dear Sir/Madam

As immediate neighbour of the proposed property development above, and as resident of 123 Broadhurst Gardens for the past 35 years, we write to express our family's objection to the planning application. We object to the proposed plan on the grounds of:

- **Loss of privacy:** the proposed balcony would overlook our private garden, and significantly reduce the privacy that it currently has given there are no other directly overlooking balconies/terraces. We highlight that the existing balcony on the 1st floor is low enough that it does not significantly overlook our garden – particularly in the spring/summer when the view over our garden is blocked by trees/bushes. Whereas the proposed new balcony on the 4th floor would overlook our garden much more significantly, and that would be the case all year round (i.e. even during the summer months).
- **Noise nuisance:** the creation of the balcony could potentially significantly increase noise nuisance given it is immediately adjacent to our property and would overlook our garden, as mentioned above.

I include a separate page with photograph taken from our garden to illustrate how the proposed balcony would overlook our property.

You may contact either myself or my son, Dr Emmanuel Papadakis, at the above address or via the telephone number at the top of this letter. I would ask that you please kindly keep us informed on the outcome of this process, including notification of any relevant committee date(s).

Many thanks and yours sincerely

Mrs Martha Papadakis and Dr Emmanuel Papadakis

Photograph of proposed balcony at 137 Broadhurst Gardens, taken from our garden at 123 Broadhurst Gardens (taken 22nd March):



Proposed new balcony at flat 137 (fourth floor): would significantly overlook our garden all year round

Existing balcony (first floor): does not significantly overlook our garden and view is obscured during spring/summer months by trees