

2 Leverton Place
London
NW5 2PL

24 March 2015

By e-mail to : planning@camden.gov.uk

Dear Sirs

Planning Application Ref. 2015/0818/P
300 Kentish Town Road, NW5 2TG

I own and live at 2 Leverton Place (directly opposite the site in question) and am writing to object to the proposed works in the application above. This is on 4 main grounds –

1. Privacy

Leverton Place is a narrow street and the proposed extension is directly opposite my house, no. 2. Specifically at the first floor level, the proposed extension is directly opposite the window for the main bedroom of our house and as such would be hugely detrimental to our privacy. This concern already exists in part due to the occasional use of the current roof space as a terrace but clearly actual demised accommodation including two sets of french doors, two windows and a formal roof terrace/garden, as is proposed, would greatly increase the intrusion and would result in the main bedroom being directly overlooked from two rooms in the proposed extension as well as from the outside space which is suggested would be available to two of the flats in the building in question.

2. Light

The proposed extension being directly to the south of our house will have a significant impact on the amount of natural light that reaches the house both at first floor level but also more importantly at ground floor level. At the ground floor, our property has only one window, namely that that fronts Leverton Place, facing the property in question. As such, natural light to that window is of huge importance and any loss to that (let alone one as material as I would expect the proposal to be) would have a very significant impact and would I expect result in the need for artificial light at most times.

3. Construction

Given the size of Leverton Place itself and the relatively constant traffic flow, I would expect that a project of this nature and its associated construction traffic would significantly disrupt the movement of traffic and result in increased noise, pollution and other disruption. The road can already at times become congested if two cars are trying to pass one another and this can only be exacerbated by the construction traffic that would result from proposed project.

4. Rubbish

Unfortunately it is the case that the existing users of the property in question are already the source of considerable rubbish dumped directly on to Leverton Place at apparently any time of day or day of the week. This is unsightly as well as often blocking both the pavement and at times the road itself. As such, the creation of additional accommodation, occupation and use can only increase this already unacceptable position.

As such, the proposal would materially impact on the use and enjoyment of our house (and I assume that of our neighbours as well) , particularly with regards to light and privacy, and also have a significant impact on the position for the street as a whole in terms of both the construction traffic and the already apparent rubbish problem.

I therefore request that the proposals are rejected in full. If however approval is recommended, we would ask for the application to go before the Development Committee.

I'd be grateful if you could please confirm receipt and if there is anything further you require then please feel free to contact me by return. Please also keep me informed as to any further consultation or hearing.

Yours sincerely

James Williams