

11, Brookfield Park
London
NW5 1ES

Planning Dept
Camden Council
Ref. 2015/1444/P

To whom it may concern,
As a resident of a nearby street I have taken an interest in the proposals to replace the Mansfield Bus Stop Club and Kenley Tennis Club.

The most recent proposals appear to be an over-development of the site with little thought given to the nearby residents whose properties back onto the site -

It is an area designated as open recreational & high density housing does not come into this category. The Bowls Club has been allowed to deteriorate and no attempt to modernise it or turn it into a multi use facility. Instead it is a development site that will impinge detrimentally on the surrounding area.

Looking at the proposed proposals I notice that quite deep basements are planned. The water table is quite high in the area with the River Fleet running very nearby. Also the use of light wells & 3+ story housing is rather a misnomer.

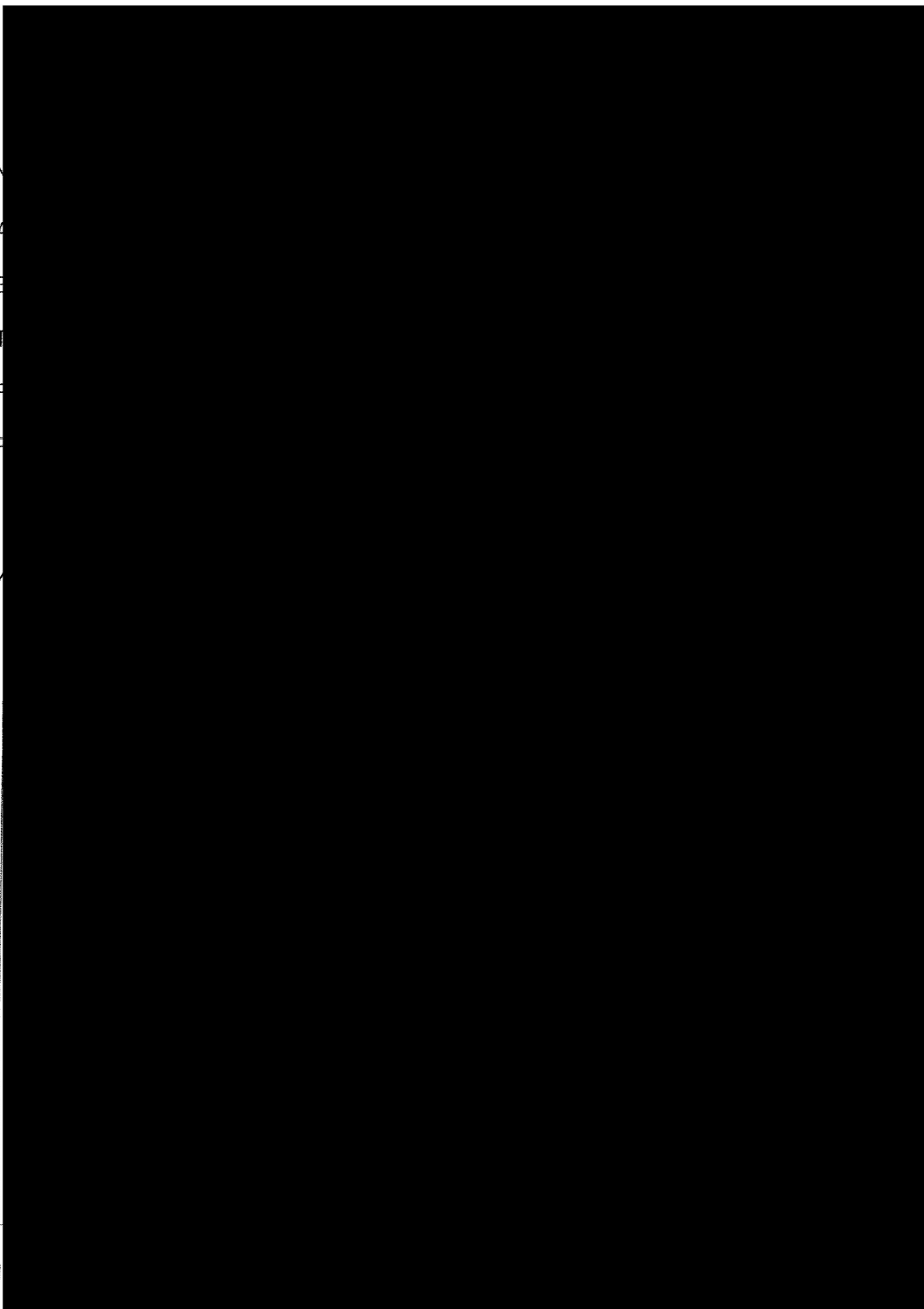
As far as planning is concerned what this area needs is housing suitable for older people to be able to downsize and stay in the locality in which they have lived for many years and are part of the community. A lower roofline development with plenty of open space would be more suitable if the Council is allowing residential development. However

that may be breaking the
Council's own rules —
which is surely not a good
precedent to set.

The proposed dwellings would
generate noise, pollution,
demands on local services
and traffic congestion. The
plans also show the proposed
houses have expanded beyond
the original footprint of the
Bowl's Club.

This plan should be rejected
and a search for a viable alternative
use of the space pursued.
Roxey Zupf.

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