

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2015/5372/P	Shiona Macorkindale	120b Croftdown Road NW5 1HB NW5 1HB NW5 1HB	04/11/2015 22:33:59	COMMNT	<p>We are leaseholders at 120b Croftdown Road. We object to the proposal on a number of counts</p> <ol style="list-style-type: none"> 1. We have not been adequately consulted with by Camden Council; drawings pertaining to our block are not available to view on line and have not been provided by the responsible officer despite a request. It is therefore not possible to see what the specific plan for our block is. 2. If this proposal goes through there will be 100 flues plumbing Carbon dioxide and mildly acidic water vapour within a small estate. It cannot be argued that this will not affect the nature of the conservation zone. The relative coolness of this gas vapour tends it to hang in the air or plume downwards rather than being carried away on air thermals and will look quite industrial. We are concerned about the effect of this gas waste on our own young children as well as others who play out in the large communal gardens This will also disproportionately affect us on the ground floor. We are concerned about the effect of acid on the brickwork. We were recently charged a considerable amount for major works to the outside of our block which required specialist treatment to the brickwork due to being in a conservation area. Within a few years the condition of the brickwork will have deteriorated and will look really ugly. The appearance of 100 plumbing flues will also look ugly. 3. We do not have faith in the options appraisal and feel there is a conflict of interest as those that carried it out will also profit. The communal boilers to this estate are appropriate to flats of this size and age and worked well when they were regularly maintained by gas heating specialists (Seaflame) before Apollo/ Lakehouse were contracted to mind them. 4. The writers of this proposal are being disingenuous when they claim "the purpose of the development is to provide residents more control over their heating and hot water services". This is a different reason to the one stated in our Section 20 consultation (boilers at end of working lives). Residents and leaseholders have not been surveyed on our views regarding control over services, many would prefer to remain on communal heating. This option has not been explored thoroughly enough in an independent options appraisal, for example embracing modern technology such as a CHP fired communal heating system with modern heat exchangers. (Heat exchangers are being put into a neighbouring estate in Highgate New Town) 5. There are inconsistencies in relation to the site plan/ addresses which need to be clarified ie. whether 87 and 89 Croftdown Road are in it or not
