



Dear Mr Fowler, & Ms Wheat,

As one of the ward councillors representing St Pancras & Somers Town and as Disability Champion for Camden I wish to make clear my opposition to much of the planning proposals of the Council for Somers Town as part of the Council's Community Investment Programme. These are my personal views.

I am totally opposed to the planned 26 storey tower block being built on the Purchase Street grass land and the other 9 storey buildings also proposed. Whilst I want to see many more potential homes for those still on the Housing Register & the homeless the 26 storey tower block is mainly being built for sale with too few flats available as social housing and indeed very few, if any, fully accessible flats for disabled people. The block will be built on what is left of the ward's grassland –grassland which could have been made far more accessible and available as leisure areas for local people, for elderly people and for disabled people to enjoy with a leisure area for basketball/and other sports for local youth- money for this being better used from the CIP than a 26 storey tower block, most of which is for sale.

And a tower block with no parking availability so that disabled people with blue badge driving badges would find living there impossible. Blue badge holders are able to use parking spaces in Controlled Parking Zones without a parking permit according to Camden Council's Planning Guidance 7/Transport/car free and car-capped development policies so no designated disabled space on street as is the case of the proposed 26 storey tower block is outwith Camden Council's policy.

In addition such a tower block will not help Coopers Lane residents privacy and security and is a danger located so near the Crick Medical Centre and so near 2 railway stations.

I also have my severe doubts on loss of light for adjacent buildings in Coopers Lane and also Phoenix Court on the other side of the Purchase Street grass area if the 26 storey block is built and the other planned 9 storey blocks. There is also a potential loss of trees.

The lack of disabled drivers parking bays on Plender Street under CIP is appalling and means that disabled people wishing to use the new St Pancras Community Centre in Plender Street will only be able to park several yards away on a single yellow line and then only for 3 hours maximum and this will affect elderly and disabled people using the Centre's lunch club.

My opposition is strengthened by the removal under CIP proposals of 14 residential permit only parking spaces in Polygon Road; & the removal of 9 residential permit only parking spaces & 7 Pay & Display spaces in Purchase Street; 3 from Charrington Street; removal of 4 proposed new residential permit only parking spaces on Brill Place & the relocation of 3 disabled parking spaces on Brill Place

Under the CIP proposals disabled people will find it increasingly difficult to park near their homes or local jobs or businesses.

The CIP plans include the demolition of the Coopers Lane TRA hall and its community garden to be replaced by 2 new 6-8 storey terraces in the Purchase Street Park. This is disaster as the community garden has been an excellent location for horticultural training for estate residents including young men and women and I helped the then TRA Chair to set it up years ago.

I also believe, and I hope this is agreed by the Development Control Committee, that flats for sale and social housing could be erected above the newly improved Edith Neville School as it has been elsewhere in Greater London and this would bring in income as sought by Camden Council and also meet the needs of some families on the new Housing Register. Why has this been rejected by the planners.?

I also have had grave concerns at the methodology employed by Camden Council to consult local residents on the CIP proposals for Somers Town- the use of meet and greet sessions when few can attend and to ignore the much better and efficient method of public meetings. The Council has ignored that over 700 people have indicated their objections to this overdevelopment proposal which gives a good indication to the Council of the strong feelings of local people for a minimum impact development and for the building of flats above the school with advice from independent architects. The proposals of the Somers Town Planning Forum which consist of a minimum impact development have been ignored.

I would welcome advice as to the date of the Development Control Committee which will consider the CIP proposals by the Council as I would wish to attend and to be allowed to speak on this set of proposals. I know that TRA's in the ward will also seek agreement to deputations being allowed to speak as well & would also remind the Committee of the petitions being submitted indicating opposition to the CIP proposals. I fully support the opposition of the Tenants & Residents Associations and the Somers Town Planning Forum as one of their ward councillors.

Yours sincerely

Clr Roger Robinson
St Pancras & Somers Town Ward