

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2016/0758/P	R F BAILEY	Llancillo Hall	21/03/2016 17:29:44	OBJ	<p>This proposal, if allowed, would create significant material damage to it's surroundings and setting. The applicant has failed to demonstrate how legal access to the site will be obtained. Furthermore it would be dangerous and inappropriate if pedestrian access was granted through Grove terrace Mews.</p> <p>I have yet to hear of any supportable argument in favour of this application; save for self-aggrandizement. If allowed I believe this proposal will have an entirely pernicious effect on this well preserved area.</p>
2016/0758/P	Ian Bostridge	2 Grove Terrace Nw51ph	21/03/2016 11:54:43	OBJ	<p>I object to the proposal which would destroy the unique rural character of the mews which my children have happily played in over the past ten years. It would be an unwelcome precedent.</p>

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2016/0758/P	Karla de Montbel	10 Dartmouth Park Road	21/03/2016 13:38:59	OBJ	<p>I am writing with regards to the proposed new dwelling in the back garden of no 17 Boscastle Road.</p> <p>Although we live on the opposite end of the mews to the proposed plan, we nevertheless would feel very relieved if Camden counsel agreed to reject the application.</p> <p>Modernising or building out the existing garden sheds and garages as such wouldn't be my concern. In fact a couple of such projects have already been approved. But changing the use of a building from simple garage to a home in this setting is a concern for the following reasons:</p> <ul style="list-style-type: none"> - Structural: Unlike other mews around London which have been converted into family homes, Grove Terrace has only single story very simple garages or sheds. Its road is also neither cobbled nor particularly sound to sustain continuous additional traffic that this new home would inevitably bring. Already now there are concerns about any weight bearing capacity of this very rudimentary road. Bar one house all other residents having access to this mews have also a primary entrance onto a public road and thus traffic in the mews is minimal. Will Camden Counsel contribute towards the increased costs of renovating and maintaining a more sophisticated road that a (or more that will inevitably follow if this one was approved) modern home would require? I fear residents, despite not being in favour of this development, will have increased costs of repair collectively, which seems an unfair distribution of burden. - Environment/Ecosystem: The setting of the mews is deliberately rural with some lovely trees and bushes and has a very peaceful feel to it. Bees and other wildlife need this and the no longer so peaceful Heath is overtaken by dogs and families, so this enclave is precious. This will not be shown on any plans nor is necessarily a concern of an architect. But I am very much hoping that sustaining a very unique piece of nature, with all its quiriness and historic value will be taken as much into consideration when approving a building application within a Conservation Area as just its architectural merit. - Health & Safety: Finally, I am not convinced that having a house with no other means of access other than through a restricted width and height passage is very safe. How will an ambulance or fire engine be able to access someone in danger? <p>The proposed plan might be satisfying and fairly understated from an architectural point. Nevertheless, I strongly believe that the construction of a new house within this Conservation Area would be the start of destroying the very unique setting and hidden gem of rural nature that is Grove Terrace Mews.</p> <p>Thank you for considering this objection.</p>