

17 Rudall Crescent
London NW3 1RR

5th June 2016

For the attention of Kasuni Thewarapperuma
Planning Solutions Team
London Borough of Camden 2nd Floor Pancras Square
C/O Town Hall, Judd Street
London WC1H 9JE

Dear Kasuni

Planning Application: 2016/2218/P – The Old Bank House, 14 Hampstead High Street NW3 1PX

We write to object to some specific aspects of this application for major changes to a Grade II Listed Building in the heart of the Hampstead Village Conservation Area.

Our property look out over the rear of The Old Bank House, the rear elevation of which can be clearly seen from all our rear windows. It is a very prominent and highly attractive building and significantly adds to our enjoyment of the urban landscape. The rear of the property is a particularly important aspect one from a historic and design point of view, unlike the front elevation which is largely concealed by the Hobbs women's dress shop at ground floor level.

Two especially attractive areas of the building are the first floor central double French doors with small balcony and the attic level fenestration, also with wrought iron surrounding a related terrace. Should the proposed alterations be approved this would significantly harm the character of the building and damage its exterior design integrity beyond repair. The proposed attic extension is large and the materials proposed for the huge new roof area totally out of keeping with an historic property of this nature and design. We believe that these aspects of the proposals are overbearing and damaging and should be refused.

We note that the Basement Impact Assessment is less than adequate. No technical investigations and tests appear to have been carried out and given that the property is hard up against its neighbours, any basement extension could cause significant damage to adjacent properties –at least without appropriate prior investigation.

We urge refusal of these aspects of the application.

Yours sincerely


D and J Stevens