

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2016/2910/P	claire Gasson	38 Arkwright Road Hampstead	14/06/2016 14:47:40	OBJ	<p>I am writing to object to the height of this development. It is a small site and the height is in excess of anything nearby. With the entrance to the train station adjacent it will always look jarring on the streetscape.</p> <p>I objected to the previous proposal at 7 storeys, it was re-submitted at a more sensible 6 storeys and approved - now we have 7 and 10! The massing and scale are inappropriate for the site.</p>
2016/2910/P	Myra Farnworth	2c Lindfield Gardens	14/06/2016 12:38:45	OBJEMPER	<p>I wish to object to the above application. My reasons are as follows:</p> <p>A 9/10 story high building is in excess of neighbouring buildings and is likely to be over dominant. The excessive height, moreover, will produce a canyon effect to Finchley Road, exacerbating already very high / illegal air pollution levels. The proposed height is also contrary to the Policies 2 and B5 of the Fortune Green and West Hampstead Neighbourhood Plan.</p> <p>The daylight assessment notes the proposed block would fail to meet the Building Research Establishment's standard for the Vertical Sky Component [VSC] assessment (the percentage of the total sky that can provide direct light to the centre of the face of the window when neighbouring obstructions are taken into account) for part of Arkwright Mansions and also for 315 Finchley Road.</p>
2016/2910/P	christine rowley	22b Lindfield Gardens London nw3 6ps	13/06/2016 12:21:16	OBJ	<p>I object to this planning application.</p> <p>The height of the building is not in keeping with the neighbouring buildings and request that the top three stories be removed so that the maximum height of the building does not exceed the higher building on the right hand side of the proposed redevelopment.</p> <p>The daylight assessment notes that the proposed block would fail to meet the Building Research Establishment's standard for the Vertical Sky Component [VSC] assessment (the percentage of the total sky that can provide direct light to the centre of the face of the window when neighbouring obstructions are taken into account) for part of Arkwright Mansions and also for 315 Finchley Road.</p> <p>I understand that the proposed height is contrary to the Policies 2 and B5 of the Fortune Green and West Hampstead Neighbourhood Plan.</p> <p>I hope that this proposal can be modified to reduce the height to bring it back down in keeping with the neighbouring buildings otherwise I feel it will disturb the street structure and create a gloomy overshadowed layout along Finchley road</p>

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2016/2910/P	cynthia rand	2 langland gardens	13/06/2016 16:23:28	OBJ	<p>Redevelopment of this property is sorely needed, however, as proposed there are a few objections. 1. The number of stories (ground + 9) total 10, would be higher than any other building nearby. The jw3 residential building is (ground +8) total of 9 stories and is presently the highest along finchley road in the local area. This is almost too tall even though it was passed by the council. The top floors of the jw3 have reduced the privacy into my garden and the proposed 10 floors will further erode that privacy, and potentially lose privacy into the bedroom areas to the rear of my home, due to the direction facing the site. Therefore, the proposed height is inconsistent with camden policy.</p> <p>2. The number of 2 bedroom units is excessive. I believe the stock Camden has of 2 bedroom flats is in excess. There is a lack of 3 & 4 bedroom units in Camden and this should be reflected in reconfiguring the flats of the redevelopment.</p> <p>3.It is unclear as to what exists to the rear of the building from the shown footprint. In looking at the redeveloped area, there is a decrease in what seems to be ground level outdoor space. If this is the case perhaps the proposed footprint could be clawed back a bit to leave a greater percentage of communal garden area.</p> <p>4. The daylight studies seem to indicate insufficiencies and should lead to a reconfiguration of the internal spaces.</p> <p>For these reasons the proposal should not pass as is and should be resubmitted to accommodate these changes along with any other issues which are contra to Camden policies.</p>

Total: 19