

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2016/4233/P	Dr Mary Piper	4 Squires Mount Cottages Squires Mount NW3 1EE NW3 1EE	14/09/2016 09:05:10	COMMNT	<p>Camden Planning Proposal 2016/4233/P 4 Squires Mount Cottages NW3 1EE Dr Mary Piper</p> <p>September 14, 2016</p> <p>17 and 19 East Heath Road are Grade 2 listed building with its attached brick wall with panels and stuccoed coping. 14 and 15, East Heath Road are also Grade 2 listed buildings. As are 1-5 Squires Mount Cottages; 4 and 5 being leasehold properties, our freeholder being the National Trust. Squires Mount, itself, is a National Trust site with very important Grade 2*properties. All these lovely 18th and 19th century buildings and their gardens are in one of Camden's conservation areas. They make up a beautiful and most enjoyable vista of buildings and gardens seen from the back windows of the properties in Squires Mount Cottages.</p> <p>A glass extension is planned for the rear of 17th East Heath Road, but there is no drawing or final plans of what the glass extension will look like. There appears to be only a single drawing of what appears to me a slice through the building. But it is impossible to see what the finished extension will look like; let alone to judge whether it is in keeping with the rest of the Grade 2 listed building and the other surrounding buildings all listed, grade 2 or Grade 2*.</p> <p>My second objection is that it is planned to raise the level of the garden at two different level at its rear end - where it abuts onto 4 and 5 Squires Mount Cottages and the Cottages in Squires Mount itself. This area is adjacent to my boundary and retaining wall; Squires Mount Cottages having been built in the early 1800s before 17 East Heath Road later in the 1800s.</p> <p>Major changes are proposed for the entire back garden of 17 East Heath Road. Two proposed changes give me great concern. There is one level of the garden at its most rear end where it abuts on the boundary wall to my back garden. A second level much higher is planned where it abuts onto my living room elevating it so that it is much higher than raising much closer to my first floor upper patio and landing room window. A very sophisticated garden is planned requiring much additional earth, heavy paving stones, major plants and their roots, automated irrigation and lighting.</p> <p>During preliminary work two holes a 1metre square and about 6 feet deep were dug in the rear end of back garden of 17 East Health Road. The first adjacent to the rear end of the separately Listed garden wall between 17 and 19 East Health Road. A hole was dug against the boundary wall of all the Cottages in Squires Mount Cottages. The location of the hole is where the wall constitutes my living room wall and the wall of the back garden. The holes were at least a metre square and about 6 feet deep. It was four weeks before they were covered over.</p> <p>I am concerned that a considerable amount of additional earth, stones, and plants with its continuous automated irrigation will be placed against the back wall of my sitting room and the wall of the back patio. The weight of the additional soil, paving stones and plants will place unreasonable and unnecessary additional pressure on the boundary wall/retaining wall of 4 Squires Mount Cottages, a leasehold property, the National Trust being the freeholder. This unreasonable and unnecessary additional pressure and water will cause problems for my foundations and structural walls in the future. The new levels of the garden, especially where it is elevated towards the level of my upper patio and landing window, will impact greatly on both the privacy and amenity enjoyed by the Squires Mount Cottages and gardens. Also placing a threat to the listed garden wall between 17 and 19 East Heath</p>

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Road

To me it is disproportionate to grant planning permission to sophisticatedly amend the garden of a grade 2 listed building only to inflict a risk to the foundations, the living room wall and garden wall of 4 Squires Mount Cottages a similarly grade 2 listed but smaller building and the privacy and amenity currently enjoyed.
