

From: [Walsh, Jennifer](#)
To: ["Mike Newell"; TeampNI](#)
Subject: RE: MBC appeal- Urgent - APP/X5210/W/16/3153454
Date: 25 August 2016 12:10:00

Dear Michael,

Thank you for your comments on this appeal. I am forwarding your email to the Planning Inspectorate as all comments on this appeal must be sent directly to the Planning Inspector rather than the Council at this stage.

Kind regards,

Jennifer

Jennifer Walsh
Principal Planner

Telephone: 0207 974 3500



From: Mike Newell [REDACTED]
Sent: 23 August 2016 13:33
To: Walsh, Jennifer
Subject: Fwd: MBC appeal- Urgent

Dear Ms Walsh, Please be aware of my objections to this scheme as summarised below in a Mansfield Bowling club appeal sent to me from Mariachiara Corazza. From Michael Newell, 30, Laurier Rd., NW5 1SG

Sent from my iPad

Begin forwarded message:

From: mariachiara corazza <[REDACTED]>
Date: 23 August 2016 at 11:20:45 BST
Subject: MBC appeal- Urgent

**Mansfield Bowling Club appeal - URGENT OBJECTIONS -
before Friday 26th Aug!**

You may not be aware... but despite our great victory in January 2016, of having the Mansfield Bowling Club's inappropriate residential plans rejected by Camden Council, they have appealed.

**URGENT - please send you renewed objections in to Camden
before end FRIDAY 26th AUGUST 2016**

**Ref: Mansfield Bowling Club NW5 – 2015/1444/ P
case officer Jennifer.walsh@camden.gov.uk
direct telephone 020 79743500**

Objections can be:

- site is designated for leisure use: we call on Camden to

- protect sport/leisure sites, once lost, they are lost forever
- MBC have not done enough research into viable sporting alternatives for the site. Our own research shows that there is huge demand for indoor leisure facilities, Camden's own Olympic run fencing school needs a new home, trampolines parks are a rising phenomenon, and anyone who has had to queue at dawn to get their child a place on the Talacre gym class will know how oversubscribed they are.
 - MBC have not made a good case for crowding the site with a dense development of luxury housing, this is not an enabling development, it is a 'get rich quick' scheme.
 - MBC have designed the site so that once the houses are built the 'open space' they claim to be offering, can be closed off from the local community
 - MBC claim to offer to develop the Kenlyn tennis club as part of their plan, but they have made no binding commitments to stand by this, it is deeply suspicious that they have not put any structure in place to manage the tennis club after development. Could it be that they plan to change the planning use to residential, then sell the site onto the next developer, who will carry no responsibility to uphold Generator's/MBC's promises?
 - MBC have failed to ensure that the open space is sustainably managed and maintained for the future for the benefit of the public - which means that in a few years time they could come back with a demand to build more houses on whatever open space is left.

This site should be protected for leisure use, which is in increasing demand. It is open space to benefit the local community, so it was gifted to the area by Burdett-Coutts, so it should remain.

Once lost it is lost forever!

Yours,
Mansfield Neighbours Group
(Dartmouth Park Residents CIC)

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