

Dike, Darlene

From: Peres Da Costa, David
Sent: 23 February 2017 09:44
To: Planning
Cc: Hazelton, Laura
Subject: FW: 2016/7006/P

Can this be logged as an objection on M3 and added to HPE RM

Thanks

David Peres da Costa
Senior Planning Officer

Tel.: 020 7974 5262
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From: KR [REDACTED]
Sent: 23 February 2017 04:20
To: Peres Da Costa, David
Cc: Hazelton, Laura; Rea, Flick (Councillor)
Subject: RE: 2016/7006/P

Mr Peres Da Costa, Ms Hazelton

I am the owner of 10 Rose Joan Mews, London NW6 1DQ. As per the original application my property is impacted by the original application which I believe I opposed at the time.

I'm abroad this week, only back mid next week, but have been able to download some of the documents and look at them on screen.

I think the gist of the application is to add outbuildings towards the mews and make these standalone dwelling unit, clearly intended to be rented out like some of the other "box like" dwellings built recently in the mews. This is therefore not what I consider quality housing that adds to the quality of the area, but development of cheap rental units which are mainly financially motivated and which will create problems for residents in the mews which is already overdeveloped. I would invite the planners and the council to inspect the mews to look for themselves if this should go ahead.

My objections are as follows:

- ∞ Rose Joan Mews already has too high a residential density
- ∞ Rose Joan Mews is becoming a mews filled with small / dark / boxy rental dwellings due to similar plans filed by various owners.
- ∞ The application is clearly financially motivated and not meant for a resident to create a better home for themselves
- ∞ I would argue that an outbuilding/shed should be replaced with a parking space or shed, not with further dwellings
- ∞ Rose Joan Mews has severe access and parking issues, which due to the unresolved legal status of the road itself, has caused considerable friction and uncivilised behaviour in the mews. The local council and police has been asked to help, but cannot address the anti social behaviour. Adding further residential units will only make matters worse.
- ∞ 10 Rose Joan Mews, since completion in 2006 and I moved in in 2007, has had two houses built with direct line of sight into my 1st floor living room. I think the council has to consider where the limit goes.

As a result of the above I strongly oppose the proposed additional development of the land fronting the mews. The counsel is urged to inspect the mews and think about how the parking and access issues can be resolved and the mews turned into a more habitable street instead of back-entrance to restaurants, parking for restaurant owners and delivery vehicles, parking for lessees in so-called "car free" dwellings and an array of random developments.

Would you please confirm that my opposition is received and will be part of the counsel consideration of the application?

Thanks / Kind regards

Klaus Rasmussen
10 Rose Joan Mews
London NW6 1DQ

From: Peres Da Costa, David [REDACTED]
Sent: 19 February 2017 16:44
To: [REDACTED]
Cc: Hazelton, Laura [REDACTED]
Subject: RE: 2016/7006/P

Dear Mr Rasmussen,

Thank you for your email. The 'planning application' part of the website was temporarily unavailable last weekend. However you will be able to view the documents by following this link: [2016/7006/P](#)

Kind regards

David

David Peres da Costa
Senior Planning Officer
Regeneration and planning
Supporting Communities

Tel.: 020 7974 5262
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From 1 October 2016 you will not receive a letter from us if your neighbour submits a planning application. You can still find out about planning applications:

- ∞ on new improved posters on lamp posts
- ∞ by signing up to planning e-alerts
- ∞ in the planning section of the [Camden Account](#)
- ∞ through adverts in the Camden New Journal and Ham & High

You can [sign up](#) to our new and improved planning e-alerts to let you know about new planning applications, decisions and appeals.

From: [REDACTED]
Sent: 17 February 2017 06:28
To: Peres Da Costa, David
Cc: Rea, Flick (Councillor); Hazelton, Laura
Subject: Re: 2016/7006/P

dear david

with laura out and myself travelling and the planning website being as unreliable as it is, could you perhaps e-mail me the relevant documents under this application?

mvh
klaus

Sent from my iPhone

On 14 Feb 2017, at 01.09, KR [REDACTED] wrote:

Dear Ms Hazelton,

I am the leaseholder and owner of 10 Rose Joan Mews, NW6 1DQ

I believe I am negatively affected by this planning permission.

As can be seen from the records, the mews is massively overdeveloped by now and Camden's prior excuses for allowing the most recent construction have proven wrong.

I note particularly the massive access and parking issues in the mews which has resulted in a lot of uncivilised behaviour and friction in the mews.

Quite simply, it is irresponsible to allow further residential dwelling units and thereby residential "density". And to once again argue that they are "car free" and therefore don't add to the problem is just closing your eyes to reality. The reality is that greedy developers are building cheap and not very nice dwellings and that their lessees don't care about Camdens "no car" planning restrictions.

I would also note that the Council has now allowed two developments with a direct view into my living room. It just has to stop somewhere! Please!

I am unable to use your website for days and was wondering if you could send me the drawings and application and perhaps call me on 020 7433 8309 this afternoon? I already tried to call you.

I will be away from tomorrow and rest of the month and is only reachable on 0771 426 9184 or by email.

I do think it is important I get a chance to speak out against any further residential density in the mews

Kind regards
Klaus Rasmussen
10 Rose Joan Mews
London NW6 1DQ

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