

Development Management
Camden Town Hall Extension
Argyle Street
London WC1H 8EQ

May 31st, 2017

For the Attention of Ms. Charlotte Meynell

Dear Ms. Meynell:

Reference Planning Application: 2017/2330/P - Proposed Erection of Single Story
Rear Extension to Garden Flat, 45 Nassington Road

I write in connection with the above planning application. I have reviewed and considered the plans, and wish to object to the erection of this extension.

As I am sure you know the area well, this flat is very close to the very beautiful Hampstead Heath in the South Hill Park Conservation area. This extension, as you will note in the overhead drawings, will increase footprint of the building into the garden where the trees, bushes, flowers and a small pond currently exist. This is an example of extending a property into a garden, overdevelopment and detracting rather than enhancing the area. I understand that Camden Council is currently reviewing the 'high density' of existing and proposed buildings. While both properties adjacent to 45 currently have extensions, there were existing structures in place prior to the extensions. In this case, there isn't. As such, the reference to consent given for similar extensions in the application is worth reviewing as it appears to be out of scale for most properties in this neighbourhood.

This extension will also present privacy and security for the ground and first floor flats. The addition of a new roof in the garden will make these flats more accessible from the garden which is a big concern.

In addition, the extension will have a visual impact on the ground and first floor properties, more specifically the rooftop will also effect the enjoyment of my flat as we currently look out onto beautiful garden, trees, and a pond and if this goes ahead the roof will be obstructing.

I cannot comment on the quality of the materials used as I am not qualified to do so. Nor am I qualified to comment on the flooding issues, however I understood that this area has a flooding history so I ask that you to please consider that as well and the potential impact there.

While I fully recognise that the property does need a fair bit of internal work to update it and make it more liveable, I object to the extension and further development into the garden space, to the visual impact, additional security risk of and enjoyment of my home (where I have lived for almost 17 years).

This is a beautiful conservation area and I hope you will review the plans, the site, the neighbourhood and my objections above.


Shari Donnerfeld

Cc: Hampstead Heath Society