
From: [REDACTED]
Sent: 27 July 2017 08:46
To: McClue, Jonathan
Cc: Planning
Subject: 100 AVENUE ROAD, SWISS COTTAGE, NW3 3HF APPLICATION REF: 2017/4036/P
S96A NON-MATERIAL AMENDMENT APPLICATION

Dear Mr McClue,

I wish to object to the following application:

**100 AVENUE ROAD, SWISS COTTAGE, NW3 3HF APPLICATION
REF: [2017/4036/P](#) S96A NON-MATERIAL AMENDMENT
APPLICATION**

My understanding reviewing the details included in the application is that the amendments to the existing planning permission are material and should be rejected.

Changes to the internal floor-plans appear to use 'excess' hallways to increase unit size. This results in a dangerous reduction in hallway space, particularly within the tower. **It appears that London Fire Brigade have not been consulted on this change.** An issue of grave concern is that the tower has only been designed with a single stairwell and hence reducing the hall space still further will aggravate the problems and related risks that would arise in the case of an evacuation. This is a material change.

Changes to the 'means of opening windows', 'positioning of the balconies' and glazing could impact fire safety. Again, it appears that the London Fire Brigade have not been consulted on this change but without their assurances on fire safety in a tower designed with only one stairwell, there are reasons for concerns about the impact on fire safety. Again, this is a material change.

Changes to the entrance arrangements, particularly the 'poor doors' arrangement for the affordable units, the internal layouts, changes to the elevational treatment and to the glazing detail are not within the spirit of the existing planning permission. They do not, as the developer's allege in their cover letter, offer 'an improvement'. They change fundamental elements of the internal and external design. They impact differently upon adjoining occupiers and the surrounding environment. Most importantly they raise important safety concerns which have not been addressed in this application.

'Changes to the affordable entrance doors'. These changes are material in that they introduce 'poor doors' to this part of the development. In the proposed changes, the developers say the entrance to the affordable units

will be altered simply to provide, 'more attractive retail units'. Camden Council should not be permitting developers to change their planning permission in order to introduce 'poor doors'. Stigmatising any group through housing design is unacceptable. This is a material change.

Removal of the rooftop maintenance unit in the tower due to 'changes in window cleaning strategy'. This is a material amendment to the granted permission which stated that the glazing on the tower would be kept well maintained. The current application offers no information about how the windows will be kept clean without this rooftop maintenance unit. This a material change.

Yours sincerely

Helena Djurkovic

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