



Dear Kristina Smith,

We would like to register concern over the full planning proposal Application Number: 2017/5663/P. Kindly acknowledge receipt of this opposition to this planning proposal.

We have lived in the Primrose Hill area at 1 Sharpleshall Street since 1983 and prior to that on Fitzroy Road and as teacher/counsellors to international students from Africa at 30 Chalcot Crescent since the early 1970s and my husband since the late 1960's.

We have seen the area become more congested, traffic problems increase and the elderly and vulnerable population become more at risk. This area needs an adequate post office and to maintain the appearance of this conservation area.

The property which seeks to expand has increased its use. It is unclear whether its expansion has occurred with or without planning permission. It has become less of a Post Office or a service to the community and more of a collection of various bits and pieces, increasingly a grocery store which some of the older population cannot afford.

The area does not need an expanding grocery store with unaffordable prices nor arguably does it need expansion in height such as a three-story expansion for properties of uncertain use. It is unclear who would benefit from this proposal as the community requires affordable and accessible products, housing and services built in a way that is in keeping with the area and taking into consideration over-crowding, congestion and increasing pressure on those already living in this small area.

We oppose this further enlargement of use and changes as well to the shop front and exterior. There has been a lack of organisation and order in the interior jumble of products and we are concerned that alterations will extend this eclectic approach externally.

There were and are a sufficient number of dry cleaners to serve the area. A useful service to the community might have been to maintain access to the small post office facility at the rear of the property rather than

obstruct this with produce and groceries. It would also be useful to keep the post office staffed and to maintain those services that could be useful rather than expand existing structures and use.

We do not see this proposed construction as a benefit for a diversity of persons which maintains affordable prices for produce, groceries, and housing. As a result, it is unclear, once again, who would benefit from these proposals.

We hope that this Full Planning Permission can be opposed. Kindly contact us if clarification is needed.

Yours sincerely,
(Dr) C Louise Sweet Combs
Mr Richard Marcus Combs