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**From:** [REDACTED]  
**Sent:** 08 December 2017 16:10  
**To:** Planning  
**Subject:** 2017/6045/P

**I am writing to object to this planning application from LifeCare Residences, which apparently relies on previous approvals of partial development of the site to put forward a so-called combined scheme.**

**Destroying views across the area**

The development would destroy views across the site, especially towards Hampstead. My partner and I regularly walk up Gondar Gardens to reach Fortune Green and the cemetery, and this site is important to us for the views and sense of open space.

**Green space**

I am a member of the Fortune Green and West Hampstead NDF. Our NDP supports green space and this application is therefore contrary to the NDP. This is because, although the applicants claim they will protect the green space, they also propose a path and steps up to it, which is a contradiction and constitutes a considerable threat to the slow-worms that have a unique refuge there. There would also be light-spill on to the green space with implications for bats. And what about the birds, such as endangered starlings and song thrushes that use this unique site? Thrushes and sparrows have already recently disappeared from local streets and starlings are much diminished, so they need this space.

**After several other applications were rejected, this one is the biggest so far, with 82 flats.**

- ? It covers the whole available area.
- ? There is no return to the community from this project.
- ? There are no affordable flats included.
- ? It appears to violate Camden's own planning rules.
- ? This is not the kind of housing development we need in Camden.
- ? It is excessively bulky and tall for this site, with all its extra facilities.

**The construction process itself would have major impacts on the area.** Traffic would need to use Mill Lane and Gondar Gardens, both of which are narrow roads, highly unsuitable for construction traffic. The 139 bus has just stopped proceeding to a garage along Mill Lane because it was too large for that narrow road and it now goes to Golders Green, which is very useful to local residents.

**Cars**

- ? As the inhabitants of this development would be wealthier than the average, they would want to have cars. Where would they park them?
- ? People working at the luxury retirement flats might also want to use cars...
- ? Certainly the site would generate high levels of traffic in an area unsuitable for it, when taking into account movement of visitors, staff and residents.