

Application No:	Consultees Name:	Consultees Addr:	Received:	Comment:	Response:
2017/6951/L	Janna Williams	Bowderbeck 4a Hampstead Hill Gardens NW3 2PL NW3 2PL	09/01/2018 17:22:39	COMNOT	As a resident of Hampstead Hill Gardens, in a small house nearly opposite this development I am writing to object most strongly to this proposal. The property in this Grade II listed building has already been substantially extended and now permission is sought nearly to double the size. A substantial basement (beyond the building's footprint and to a depth of c12m) in the notorious heavy clay here is likely to create problems with water and cause 'heave', and be dangerously close to the Underground line. The building works will cause a huge amount of noise both during the excavation and building and make parking even more difficult. in this congested area. We already have the RFH new building, and HS2 and the Police station proposed, bringing more building works and more cars into this Conservation Area. Let us hope that Camden planning dept will say No to this property development, and show some consideration for the neighbourhood and the local residents.
2017/6951/L	Todd Berman	3 Hampstead Hill Gardens	10/01/2018 16:05:39	OBJ	I object strongly to the proposed application. 1) The addition of two more bedrooms (on top of the bedroom already added, the conservatory and the two car garage) would substantially change the fabric of this Grade II listed building. The sheer amount of development proposed for this property -- and all that has been done in the past -- threatens to transmogrify the structure, destroying its original character and special profile. The impact on the road of having a 5 bedroom home rather than a two or three bedroom home is considerable, exacerbating congestion, traffic and parking issues in a Conservation Area; 2)Critically importantly, the proposed conservatory replacement is totally inconsistent with the design, heritage and character of the building. It is a modernist, glass and steel structure which is totally out of keeping with the house itself or neighbouring properties. The sight line from the road will be significantly impacted as much more conservatory would be visible with the new proposal and the style of construction is totally out of keeping with anything else in the area. The Council Planning Department should also review the planning history for the two car garage which was built into the garden and which was built without any planning review or consent.

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2017/6951/L	Todd Berman	3 Hampstead Hill Gardens	10/01/2018 16:05:57	OBJ	<p>I object strongly to the proposed application. 1) The addition of two more bedrooms (on top of the bedroom already added, the conservatory and the two car garage) would substantially change the fabric of this Grade II listed building. The sheer amount of development proposed for this property -- and all that has been done in the past -- threatens to transmogrify the structure, destroying its original character and special profile. The impact on the road of having a 5 bedroom home rather than a two or three bedroom home is considerable, exacerbating congestion, traffic and parking issues in a Conservation Area; 2) Critically importantly, the proposed conservatory replacement is totally inconsistent with the design, heritage and character of the building. It is a modernist, glass and steel structure which is totally out of keeping with the house itself or neighbouring properties. The sight line from the road will be significantly impacted as much more conservatory would be visible with the new proposal and the style of construction is totally out of keeping with anything else in the area.</p> <p>The Council Planning Department should also review the planning history for the two car garage which was built into the garden and which was built without any planning review or consent.</p>
2017/6951/L	Joe Suddaby	6 Hampstead Hill Gardens	09/01/2018 15:49:31	COMMNT	Please see my comments on 2017/6381/P, which I believe are equally relevant here.

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2017/6951/L	Miranda Li	Flat E 1 Hampstead Hill Gardens London NW3 2PH	07/01/2018 16:27:55	OBJ	I am lodging this objection as I am significantly concerned about this proposal on the grounds that it presents substantial construction risk to my property which sits above the Studio House. The supporting documents indicate that there will be a medium, if not high, risk of heave and subsidence from the removal of tons of compacted soil and clay removal, owing to the shrinking and swelling of clays and heave of underlying soils. The application already anticipates that damage to the adjacent building will be moderate due to ground movement, and that there will be cracking in the building which will require patching by a mason. To this end, I believe I have already endured wall cracking which was exacerbated by recent drilling at 14 Rossllyn Hill so my walls are certainly susceptible. Furthermore, the supporting documents do not provide sufficient comfort on slope stability as it indicates that there are many outstanding actions to determine if unloading the london clay formation will affect neighbouring properties, and impact of excavation on stability of foundations to our property at 1 Hampstead Hill Gardens. In addition to construction risk, what concerns me are: 1) material risks of structural harm, flooding and damp because of the creation of the substrata water flow which will be redirected to surrounding properties; 2) the overdevelopment of a Grade II listed building in a conservation area which will turn the property into something very different to what it was designed to be and from what I purchased 5 years ago now; 3) the anticipated extensive and prolonged mechanical digging, dust and debris from the excavation works - to which I have also endured this for the past year from the works at 14 and 16 Rossllyn Hill; and 4) the risk that the works will magnify noise and vibration from the existing Tube line (the echo reverberation effect) which could substantially reduce the value of our properties at 1 Hampstead Hill Gardens as to date, any noise and vibration has been tolerable. I would respectfully request your consideration of my comments as I am gravely concerned about the above impacts of the proposed application. Many thanks and kind regards, Miranda
2017/6951/L	Todd Berman	3 Hampstead Hill Gardens	10/01/2018 16:05:25	OBJ	I object strongly to the proposed application. 1) The addition of two more bedrooms (on top of the bedroom already added, the conservatory and the two car garage) would substantially change the fabric of this Grade II listed building. The sheer amount of development proposed for this property -- and all that has been done in the past -- threatens to transmogrify the structure, destroying its original character and special profile. The impact on the road of having a 5 bedroom home rather than a two or three bedroom home is considerable, exacerbating congestion, traffic and parking issues in a Conservation Area; 2) Critically importantly, the proposed conservatory replacement is totally inconsistent with the design, heritage and character of the building. It is a modernist, glass and steel structure which is totally out of keeping with the house itself or neighbouring properties. The sight line from the road will be significantly impacted as much more conservatory would be visible with the new proposal and the style of construction is totally out of keeping with anything else in the area.  The Council Planning Department should also review the planning history for the two car garage which was built into the garden and which was built without any planning review or consent.