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**From:** Craig, Tessa  
**Sent:** 28 February 2018 15:47  
**To:** Planning  
**Subject:** FW: Planning Application 2018/0865/P . Unit to rear of 115 Finchley Road

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**From:** nigel walmsley [REDACTED]  
**Sent:** 28 February 2018 15:41  
**To:** Craig, Tessa <[Tessa.Craig@camden.gov.uk](mailto:Tessa.Craig@camden.gov.uk)>  
**Subject:** Planning Application 2018/0865/P . Unit to rear of 115 Finchley Road

Dear Ms Craig,

I object to Deliveroo seeking to circumvent full planning application procedures by applying for a Certificate of Lawfulness with regard to the use of the above premises as a Class B1c Commercial Kitchen.

The Deliveroo operation from this site is a major change of use and should be subject to full Planning Application scrutiny. Without seeking any approvals, Deliveroo have, in effect, built a major food factory, installed industrial strength flues and drainage, and set up a commercial distribution operation, in which large number of motorbikes park in front of the premises, including the public pavement. They have done this adjacent to residential property, incurring a variety of nuisances, including additional food smells as far away as Belsize Road.

Furthermore, a full planning application process would need to consider representations about any wider impacts from this cuckoo in the nest of the community. For instance, I understand that it is having an adverse impact on the trade carried out by small independent restaurants nearby on the Finchley Road. Such establishments can neither afford the 30% discount exacted by Deliveroo for picking up from their restaurants nor the loss of custom caused by Deliveroo's operations in the area. Neighbourhood high streets are under pressure for many reasons. We do not need Deliveroo to help put more high street traders out of business.

Yours sincerely,

Nigel Walmsley  
26 Belsize Rd, NW64RD