



Sent: 07 October 2018 18:12

To: Peres Da Costa, David <David.PeresDaCosta@Camden.gov.uk>

Subject: Query on planning submission for 3-6 Spring Place, Kentish Town

Dear Mr Peres DaCosta,

I am writing with regard to the planning permission given to 3-6 Spring Place in July of this year. Paul Seviour at KTNF gave me your contact details. I had written him because my fellow residents of Brinsmead Apartments had missed the deadline for comments on this resubmission.

At the initial public hearing on this building in December 2016 we submitted a complaint, as members of the Inkerman Conservation Area, that the planned south-facing flank wall of this building, which is about 100m north of our north-facing flats along the London Overground line, would be six stories high, blank and featureless.

We did not dispute the construction of the building, indeed we are supportive of such a site for SMEs in our town, but we felt that the careless and unimaginative design of this wall is design was not in keeping with the guidance of the Kentish Town Neighborhood Plan Policy D3 (or for that matter the NPPF) that construction should "reinforce and enhance local character". Nor had it "used appropriate design cues including the form, scale, height and architectural detail and materials that would make it harmonious" with the historic neighbourhood which it faces.

Regarding the architects position that the wall had to be blank because of potential future construction to the South, we suggested that this constituted a cynical disregard of the interests of the local citizens who were being asked to live with this eyesore for years, on the off-chance that someone might eventually build a locally appropriate building against it.

We proposed at that hearing that this be a green wall, which could be removed in the event of future new building. The architects agreed at the hearing to investigate our suggestion, and we presumed that the Council had recorded this. We were therefore surprised to discover in the material on the Council website following the July hearings that there was no change to this flank wall or mention of a green wall. Unfortunately, we were unaware of the chance for a second appeal in July until it was too late.

I am writing now to ask you if there is anything that can be done about our outstanding concern that a featureless, six story flanking wall will degrade unnecessarily the attractiveness of our part of Kentish town with its historic railway-side 19th and 20th Century buildings. In an area conspicuously lacking in trees or gardens, a green wall would be a particularly appropriate and attractive feature.

Thanks for your time and consideration, and looking forward to hearing from you,

With best wishes,

Jeff Waage



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