
From: Thuaire, Charles
Sent: 11 October 2018 10:56
To: Planning
Subject: FW: Application 2018/3672/P - 55 Fitzroy Park

PI record on m3 and trim as objection
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Charles Thuaire
Senior Planner

Telephone: 020 7974 5867



From: Steve Barber [REDACTED]
Sent: 10 October 2018 12:00
To: Thuaire, Charles <Charles.Thuaire@camden.gov.uk>; Bushell, Alex <Alex.Bushell@camden.gov.uk>
Subject: Application 2018/3672/P - 55 Fitzroy Park

Dear Alex and Charles

55 FITZROY PARK – APPLICATION 2018/3672/P

I am writing to object to this planning application.

Before listing my objections, I would note that when I looked the Camden planning site for this application, it said that comments were required by 10 October. However, when I looked yesterday, this had changed to 30 September. Can you (a) explain how this can have happened and (b) that this objection has been properly recorded as valid.?

My objections:

1 Parking

In contravention of Camden's own policies, I understand that one parking space is anticipated for each house.

2 Over development

The construction of 5 houses on the site is over development, especially as the pond has been included in the applicants densities.

3 Development by Hampstead Heath

The land on which the proposed development is to be constructed is, I understand, Private Open Space. Camden's policies restrict developments on such land and, in particular, next to Hampstead Heath.

3 Impact on Fitzroy Park and the rural area

The proposed 3 houses facing on to Fitzroy Park will have a severely detrimental impact on Fitzroy Park which at present is effectively a rural lane in the middle of London. These 3 houses are of very similar design, are two metres higher than the existing house and will be severely detrimental to the rural nature of the area. From the perspective of my house, our view towards Hampstead Heath will be severely obstructed.

4 CMP

The applicants have claimed a host of proposed measures to minimise the impact of the development but a careful reading of the draft CMP suggests that the number of vehicle movements will be far greater than outlined and that the large vehicles will have to reverse into Fitzroy Park, creating severe danger to the public.

5 Camden's policies

As outlined in the report from Tony Bowhill, already submitted to Camden, there are numerous other breaches of Camden's planning policies as well as numerous omissions in the application.

6 Water issues

Fitzroy Park lies on a hill that encounters considerable water movement. Some 50% of the proposed development is at basement level and the proposed construction could create significant water related issues, including damming up the water flows.

7 Consultation

The applicants have stated that there has been local consultation. The fact of the matter is that the only consultation has been the applicant, Mr Springer, telling us what he is going to do – rather than consulting with local residents. My comments to him have been ignored.

No doubt, once the full application details are submitted, I will have further comments and I reserve the right to comment further as and when such documents are properly filed.

Please confirm receipt of this objection.

Kind regards

Steve Barber

