

Application No:	Consultees Name:	Received:	Comment:	Response:
2018/6016/P	Jonathan Barrie	01/02/2019 14:57:10	OBJ	<p>I object to the proposed development in its current form, particularly in relation to Eyre Street Hill. The height of the proposed development seems to exceed any other buildings directly surrounding it by at least two or three floors. It isn't sympathetic to the surrounding area either in scale or appearance and the sheer mass and bulk of the building would be physically and visually overwhelming.</p> <p>The proposed building would be in the only direction from which the ground floor of Summers Street, where it joins Eyre Street Hill, receives direct daylight and a building of this scale and height would overshadow this corner of Summers Street and significantly effect the quality of daylight.</p> <p>Regarding the plans, particularly affecting window W6/50 1-10 Summers Street, and to a lesser extent the two either side - these windows don't seem to have been included in the daylight analysis report of November 2018. If the window above these (W6/51) is expected to have a 28.82% loss of daylight then presumably even more will be lost below that level.</p> <p>I understand that non-residential use spaces are expected to use electric light but the little direct daylight we do get (not to mention the only view of sky) is highly noticable and enjoyed and a development of this height would affect the visual amenity from this aspect.</p>
2018/6016/P	susan Vaight, committee member	03/02/2019 17:05:09	OBJ	<p>Additional note from Summer's St Residents' Association.</p> <p>This supplements the previous submission and reflects all the objections now on file relating to the height of the proposed hotel.</p> <p>We have been trying to find a way to illustrate the bulk of this building as the drawings do not give a real sense of its impact within the site.</p> <p>The image below is a collage of photos taken from a window at the level of hotel 4th floor with a skeleton outline drawn on it in red (site was too big to fit a single photo).</p> <p>Key horizontal levels are taken from the East Elevation drawing and include</p> <ul style="list-style-type: none"> 3rd floor at parapet of 31 Eyre St Hill 3rd floor above parapet level of Gunmakers 6th floor above parapet level of 3-11 Eyre St Hill 7th floor above roofline of penthouse flat on 3-11 Eyre St Hill <p>I think this speaks for itself. The building is grossly oversized in this location within the Conservation Area.</p> <p>I</p> <p>image001.jpg</p>

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2018/6016/P	Dr I Sachdev	01/02/2019 14:08:54	OBJ	<p>I. The height of the proposed building is too high – (a) it does not comply with official guidelines from Camden ('area strategy') vis-à-vis the local built environment. (b) View from my apartment of locally significant building (Ragged School) is obscured;; (c) significant loss of light and even privacy in our building: (d) proposed hotel does not match historical Clerkenwell buildings in size or proportion.</p> <p>II. There are serious issues of significantly increased noise and traffic for our residential area beginning with the proposed very long construction period. This is likely to deteriorate to a permanent situation with the rather large hotel that will operate 24hrs per day. Pollution levels and dangers to cyclists will increase.</p> <p>Based on the above briefly outline points, the application should be refused.</p>
2018/6016/P	Andre Harriott	01/02/2019 17:15:45	OBJ	<p>I object to the development due to the following reasons</p> <ol style="list-style-type: none"> 1. It's too big, it will dwarf the neighbouring buildings 2. The overshadowing of our flats at 24 Warner Stret 3. The overlooking of rooms in Rosebery Square 4. The reduction of light to our courtyard at 24 Warner Street 5. The reduction of light to our balconies at 24 Warner Street 6. Increased traffic flow. Has anyone tried to get a delivery lorry through the narrow street at the top of Eyre Street Hill. Even taxis hit the kerb at this junction, this will only increase when lorries start delivering to the hotel.
2018/6016/P	Paul and Denise Newdick	01/02/2019 14:51:02	OBJNOT	<p>We live at 1-10 Summers Street, a few yards from this proposed development.</p> <p>We object for five reasons :</p> <ol style="list-style-type: none"> 1. The planned construction is much higher than surrounding buildings and will cause loss of light, overlooking and a loss of privacy. 2. The visual appearance of the proposal is not in keeping with the other properties in the immediate neighbourhood. 3. The use as a hotel will generate high levels of noise and traffic (taxis and deliveries) which will just add to the rat-run being created by the closure of the south end of Eyre Street Hill, routing all traffic down Summers Street, creating significant health risks to the occupants of our building. 4. The changes to the traffic flow will mean all construction traffic using Summers Street, which is too narrow to accommodate it and even if it could, it would increase the health risks to the occupants of our building. 5. Thames Water have identified issues with waste and fresh water. We are already suffering from a loss of water pressure and this will be significantly adversely affected by a hotel development.

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2018/6016/P	S Dubois	02/02/2019 14:32:36	OBJNOT	<p>I own a flat at 24 Warner Street and object to the building application 2018/6016/P mainly due to:</p> <p>1) HEIGHT (8-9 storeys) - Loss of light, view and privacy for the surrounding buildings. Not inkeeping with the neighbourhood. Non-compliance with the Conservation Area criteria.</p> <p>2) INCREASED TRAFFIC - Both during construction of this 153 bedroom hotel and when completed. Poses a risk and nuisance to cyclists and pedestrians in the narrow adjacent streets.</p> <p>3) IMPEDIMENT TO ACCESS FOR ESSENTIAL VEHICLES - Especially for the fire brigade and other emergency services. Also, flat owners at 24 Warner Street recently had to pay for private refuse collection when Camden's collectors were unable to get down the street to our bin store. The proposed development makes this issue more likely to recur.</p> <p>4) NOISE AND AIR POLLUTION - Caused to local residents of this clean and peaceful area by the 24/7 movements of guests, deliveries, maintenance vehicles, etc.</p> <p>5) POTENTIAL FOR CRIME - Including littering and disorderly behaviour.</p> <p>6) MUCH INCREASED DEMAND FOR AMENITIES AND UTILITIES - Already, the clientele of the local cafes and bars spill out onto the street - especially in the summer. Also, would the gas, electricity and water supplies be able to keep pace? Electricity outages in the area are not uncommon and there is a realistic potential for loss of water pressure caused by so much demand.</p> <p>PLEASE KINDLY KEEP ME ADVISED.</p>
