

Application No:	Consultees Name:	Received:	Comment:	Response:
2018/6016/P	Paul Vaight	12/03/2019 12:53:17	COMMNT	<p>The majority of occupants of Summers Street, Warner Street and Vine Hill are long-term residents whose flats are homes rather than just investments. For a flat to feel like home you also need to feel an affinity with the local neighbourhood too, a sense of settlement. During the 25 years or so we have been resident in Summers Street, the elimination of the rat run traffic and the building developments approved by Camden have all enhanced this sense of belonging. The quality of the developments of Herbal House, Sandra House, Fordham University and the Coach gastropub make them all a pleasure to look at and, along with Warner Street and Summers Street and the re-cobbling of Back Hill, constitute a local environment in which it is a joy to live. For which Camden should be congratulated.</p> <p>The proposed hotel, by its overpowering monolithic size and the 24/7 noisy activity it will engender, will undo this progressive evolution over the past decades. It is a meretricious, mercantile project that takes no account of the local environment, presented as a vector to deliver a handful of affordable homes. It is a place-destroying structure, its dominance and self-assertion destroying a sense of place that belongs to the community and to which the community belongs. It would stand out like a sore thumb that would undermine many years of constructive planning.</p> <p>The development prompts many questions: are windowless hotel rooms appropriate for the 21st century? Is it in any way compliant with the strictures of the conservation area plan? In what way will it enhance Camden residents' feeling of belonging? Does it in any way respect its immediate environment?</p> <p>At its heart, the planning process should be about reinforcing the sense of community for residents not the acceptance of atomised commercial projects; aiming for the creation of a somewhere rather than an anywhere. Since the hotel is too big and in the wrong place the planning application should be summarily rejected. It should be possible to deliver some affordable homes on the vacant site through the development of a much more compatibly sized building containing a mixture of residences and offices/workshops.</p>
