

May 14, 2019

RE: Planning Application 2019/1858/Construction of inwardly opening vehicular and pedestrian gates at the end of St Crispin's Close NW3 2QF

Dear Mr. Chan,

I am writing in support of the above application. St Crispin's Close is a private road with each residence having an assigned parking space. My space is frequently used by drivers not residing within the Close, particularly delivery and work men. They park their vehicles usurping my ability to use the space. I have a cone blocking access to the space and a sign stating it is for use by St Crispin's Close only. People simply move the cone and park. At times, individuals become hostile when requested to move their vehicles.

Over the five years that I have lived in St Crispin's Close, I have witnessed "drug deals", police chases, violent outbursts, fires, theft and loitering. Near the entrance people often congregate and drink, which has led to antisocial behavior. Regularly trash is discarded in the area, especially beer cans and coffee cups. Appallingly, people of all ages and sexes urinate or defecate in the bushes.

As a long-term resident, I support the construction of gates for my safety and privacy. I believe everyone should feel safe in their own home.

Sincerely,

12 May 2019

Dear Mr Chan.

Re planning application 2019 /1858/P Construction of inwardly opening vehicle and pedestrian gates at the entrance of St Crispin's Close NW3 2QF

I would like to write in support of this application. St Crispin's Close is a private drive. It is frequently used to park cars whose owners do not live in the Close.

Much more important in the evenings at the entrance close to the Garden Gate pub small groups of people frequently congregate to drink alcohol and leave their bottles and cans on the floor in the corner by the inside of the wall .Also occasionally groups sit or fall on the grass obviously intoxicated on the opposite side to the entrance to the Close.

I find this occupancy and behaviour very intimidating when I walk home down the Close in the evening which I do frequently.

I would like as a resident of St Crispin's Close for 20 years to strongly support the erection of the gates for our safety and privacy.

Yours faithfully,

To whom it may concern

25 St Crispin's Close

London NW3 2QF

16th of May 2019

Dear Sir/Mdm

Proposal for Gates at the Entrance to St Crispin's Close

I am writing in support of the new proposal to install gates at the entrance to St Crispin's Close. I am aware that a proposal was made some years ago and eventually an appeal which was considered by Inspector P Eggleton reached a decision on 26 August 2014 dismissing the application for the necessary permission.

I understand that the main ground for refusing permission to install the gates was based on the issue of social cohesion.

The Council was particularly concerned that the introduction of a gated area would be perceived as dividing the community and would reinforce negative perceptions of the area.

Of course the notion of social cohesion within any residential area is an extremely important factor in the quality of life of the occupants of the area and also in normal circumstances where there is a high level of social cohesion one would normally expect a high level of harmony, peaceful coexistence and a lack of criminal activity.

However, in his report of 26 August 2014, the inspector used the term "social cohesion" in a very general way and without referring at all to the nature or identity of the local community whose cohesion he was intending to preserve.

Of course I do not challenge the decision of 2014 but I think that the council should be aware of the nature of the Community in our area.

The South End Green/South End Road is actually a relatively small static community but importantly is substantially outnumbered at evenings and weekends – and especially during summer time by a huge inflow of visitors arriving from all over north London who use the pubs and restaurants and also the Heath as part of their normal leisure activities. Although these visitors are very welcome, it needs to be recognised that they have no sense of community or cohesion or affinity with the residents or of the area which they are visiting.

The 2014 decision has already pointed out that St Crispin's Close is a no-through-road – and of course no one would normally be there unless they reside, have lawful business.

I expect that it is reasonable to say that the fixed residential population of the South End Green/South end Road inhabitants is substantially dwarfed by weekend and evening tourism – probably by many hundreds of a percent. Visiting traffic is particularly facilitated by the stopping points and terminus for several important bus routes as well as the overground rail service at Hampstead Heath station.

The result is a huge transient tourist population which tend to arrive en masse to enjoy the area but which have no sense of local community whatsoever. During these times of heavy visitor numbers it

would be reasonable to say that the South End Green/South End Rd area is simply regarded as a "playground" or a transit route.

I think that it is significant that the times of the day and days of the week which are associated with antisocial behaviour appear to coincide particularly with national leisure time is such as weekends and bank holidays and also pub opening hours. The problem is particularly acute in the evenings and during periods of fine weather.

St Crispin's close is not presently gated and so it is easily accessible to the public and once within the Close, it is possible to carry out behaviour in a way which is not easily subject to scrutiny by passers-by.

It is during these particularly busy social hours that the residents of St Crispin's Close find evidence of people urinating in the garden area or in hidden corners. On more than one occasion residents of actually disturbed men and also women urinating and have had to remonstrate with them – if they dared.

Discarded contraceptives strongly suggest that sexual activity is conducted there from time to time. Discarded syringes and other drug paraphernalia suggest also that drugtaking is conducted within the close – and it may even be that some drug-trafficking occurs although we have no direct evidence to prove this.

The level of littering is increasing and of course it is the responsibility of the residents of the Close to deal with this.

I'm sure you are aware that within the last year or so there have been at least five incidents of arson within the Close and it is fortunate that so far no serious damage to persons or to their homes has been caused – although it may simply be a matter of time.

St Crispin's close has a small population of peaceful residents including some young people and children as well as several elderly people who should not be exposed to this and should not live with any sense of fear or anxiety when returning to their own homes. However, this is exactly what is happening.

We note that there are other gated communities in the near neighbourhood and we understand that those communities experience very few of the antisocial problems and fear which trouble the residents of St Crispin's Close.

I hope that when considering a fresh application for permission to implement a gates project, the above points will be taken into consideration and in particular, the Authority will define what they mean by "local community" and cohesion within that community. In particular the Authority should understand that although the local Hampstead area in question serves a very useful economic purpose for local businesses the very notion of the "community" which it is trying to preserve is placed in substantial jeopardy. It is the residents of St Crispin's Close along with the residents of the other communities which are already gated which have recognised the effect of the overwhelming visitor traffic upon their communities. We now need the support of the Council.

Yours faithfully

TO WHOM IT MAY CONCERN

8 April 2019

PLANNING APPLICATION FOR GATES
ST. CRISPINS CLOSE, LONDON NW3

I have lived in St. Crispins Close for over 20 years and in recent times and most particularly, the last 18 months, there has been an ever increasing concern for safety, various types of social abuse, intimidation and, indeed, even life-threatening arson attacks.

Over the past year and, indeed on 1st April 2019 the most serious incidents have occurred. These are arson attacks. In total there have been 5 attacks. Any of these could have been potentially fatal and are an extremely serious concern.

A number of wheelie bins as well as a skip have been set on fire in the middle of the night. The skip fire was the largest and, fortunately, I heard a strange noise in the middle of the night which made me look out of the window to see a huge fire. I called the Fire Brigade. The window frames, garage doors, etc. are wood and, had the fires not been seen and extinguished, the consequences could have been dire.

This is a very quiet, neighbourly cul-de-sac. For the fact that it is so quiet, it attracts numerous nefarious activities, many include quite apparent drug dealing, cannabis smoking, loitering and using the entrance area as a public toilet.

Often, the culprits of these activities are quite aggressive if approached and asked to leave. They shout abuse, do not leave and the situation can become somewhat confrontational, therefore intimidating and frightening.

A large number of security lights have been added in the hope of detracting from some of the incidents occurring at night. I have personally seen cars park and meet here, watched exchanges of what appear to be drugs/money after which they drive away.

The antisocial behaviour that has increased many-fold over recent years is totally unacceptable. I believe that part of the issue is that St. Crispins Close is almost the only private road in the neighbourhood without security gates and, due to the fact that it is so quiet here, attracts those with bad intentions.

It has also become a car park for delivery vans delivering to South End Road. They park on the pavement, sometimes making it difficult to pass and to see

from and into the main road. They cause damage to our kerbs, which, as a private road we, the residents, have to pay for to maintain.

As well as the above it is a site for various rubbish dumping, for drunks to leave their empties and for some to vomit, urinate, defecate, to leave needles in the shrubbery as well as condoms, soiled clothing, etc. Wheelie bins have been tipped over and rubbish strewn everywhere. Our gardeners have the disgusting job of having to remove and clean up all this mess.

The residents have to arrange and pay for any and all damage caused by those who should not be here in the first place. This is not right.

I absolutely believe that the installation of security gates will stop all of the above antisocial, unacceptable behaviour and make St. Crispins Close a safer, happier place to live, as it once was.

There is absolutely no reason to enter the Close unless one is a resident, visitor or has business here.

I respectfully ask that this Application be approved.

- Yours faithfully✓

Planning and Development
London Borough of Camden
5 Pancras Square
London
N1C 4AG

7 April 2019

Re: Planning application for installation of gates at entrance of St Crispins Close, London NW3 2QF

Dear Sir/Madam

I'm writing this letter of support for the installation of gates at the entrance of St Crispins Close. We have been residents of this cul-de-sac since March 2010 and moved to the area in the hope of offering our a safe neighbourhood and quality education in the heart of Hampstead.

Over the past nine years, our street has unfortunately changed from a safe and secure environment to a target for arson attacks, drug peddling, fly tipping and anti-social behaviour. The evidence submitted with this planning application is compelling and despite several attempts by the Residents Association to address concerns, we remain anxious for the safety of our children and neighbours.

Similar developments in the neighbourhood (e.g., Maryon Mews and Byron Mews) have gates installed, and we therefore request the Planning and Development Committee to approve this application on the merits of all the evidence and supporting information.

Yours faithfully,

Camden Resident

6th April 2019

To whom it may concern

In support of the planning application for security gates at St. Crispin's Close NW3 2QF.

We have lived in St. Crispin's Close since 1998. Over the years there have been a lot of crimes and misdemeanours, ranging from burglaries, theft from cars, graffiti, littering, urination, drug taking and dealing, illegal and obstructive parking and general anti-social activities at the entrance to the Close.

Recently however, we have had to endure a new and far more serious menace. That is, we've had 6 arson attacks in the Close over the last few years. Each attack is becoming bolder, with the attacker venturing further and further into the Close to set the fire. The preferred time of the attack is around 4am. Of course, this is easy to do because anyone can walk down our private street and leave unobstructed.

Since the last planning application was rejected, we have implemented all the recommended actions including displaying private road signs, fencing off loitering areas & improved lighting throughout the Close. However, the problems have persisted as you can see in our report about recent anti-social and criminal activities.

The arson attacks have been formally reported to the police, and obviously the fire brigade is aware of it, having been called to put out the fires on at least 3 out of the six times. Yet, as far as I am aware, none of the authorities have conducted a single follow up action, such as a site visit or to consult with the directors of the management company and make recommendations.

Whilst we can't understand why we don't even get so much as an email response to our request for help in this very serious matter, we can only guess that the Police are thinking the same thing as we are; that is, unless there is a physical barrier preventing easy access to the Close then there is nothing short of a constant police presence 24/7 in the Close that will prevent further attacks. As they can't afford such resources it seems obvious that the only solution is a gate at the entrance, which is exactly what the majority of the other private roads in the area have already installed.

We can only hope that the planning authorities will understand our request for help in this matter. We fear however that if the matter is not resolved swiftly there may be some very serious questions raised if and when one of these arson attacks leads to a more serious or life-threatening event, given the amount of documentary evidence that has been supplied to the authorities and seems to fall on deaf ears.

3 April 2019

Re. Proposed gates for St Crispins Close.

To Whom It May Concern,

I have lived at the above address for 12 years and throughout that time there have been worrying incidents that have caused me concern not just for myself

Last year the skip outside my property was set on fire in the middle of the night the fire brigade had to be called to put it out. There was damage to the outside of the property and the blaze was significant. Prior to this 3 other houses were targeted and had their recycling bins set on fire. Last week another recycling bin was set on fire in the early hours of the morning.

Last year we were awoken by screaming and shouting as someone hammered on our car, I rushed downstairs in a panic but was very relieved when the police arrived and intervened.

At night the close is quite isolated and I have seen younger adults using the gates onto the overland track both from the road itself and from the gate at the end of the road on to rail track property. Some years ago a sofa was set on fire, again the fire brigade had to be called.

On another occasion I was accosted by a strange man when I was on my own with in front of my house.

Predominantly, the road is used by passers by as a toilet. On sunny weekends hundreds might avail themselves at various points on the road and bushes, and this despite the fact that there is a public toilet nearby.

I have come to the conclusion that a gate at the entrance to the road would be the only way to stop all these fires

regards

Saturday 6th April, 2019

To Whom It May Concern:

I am writing this letter with grave concern to confirm my support for the approval of the planning permission to build a gate at the entrance of St. Crispin's Close (NW3 2QF) to ensure the safety and well-being of our residents.

While I was out of town last week, my garbage and recycling bins were lit on fire. Had it not being for my neighbours calling the firefighting department on time, this could have lead to a horrific disaster putting lives at dangerous risk. This is not the first time that arson has occurred on St. Crispin's Close, it happens sporadically, as we residents live uncomfortably constantly fearing the risk of fire, while also wasting local firefighting resources when this type of incidents occur. Furthermore, these garbage and recycling bin fires cause toxic fumes polluting throughout the nearby vicinity, poisoning the cleanest air in London that we are blessed with living next to the Heath.

For the safety of the residents living here and the detrimental effects to resources and environmental concerns touched upon above, I ask you to give consideration in approving the planning permission to build a gate at the entrance of St. Crispin's Close (NW3 2QF)

Thank you for taking the time to read my letter.

Yours sincerely,

Dennis Huang

Resident of St. Crispin's Close

From

To whom it may concern

Re:- The proposed gates at St Crispins Close
Hampstead NW3

My husband and I live at St Crispins Close. We feel very strongly that gates are required at the entrance to St Crispins Close for the safety and security of the people residing in the properties .

Whilst we have lived at No during the past years, the following incidents have come to our attention. These are as follows

A neighbour whilst walking down the close to her house was attacked from behind.. She had her ring stolen from her finger. This left her understandably very distressed and extremely scared.

We have had two burglaries at our house No

There has been several dustbins set on fire in the close. These have been set alight close to cars and the houses. If they had not been discovered and extinguished the consequences of a serious fire could of proved extremely dangerous. The most recent fire was between two porches this could of caused the houses to be set on fire . The fire brigade fortunately were able to extinguish this fire

The residents have paid for a chain link fence to be erected at the top of the entrance to the drive. This was to protect the grass and garden from certain persons using it for drugs, urinating, smoking etc. Unfortunately the fence has not deterred this behaviour as the garden is still being used and damaged.

These experiences are causing great concern to my husband myself and the other residents. It feels very unsafe walking to our house especially during night time.

We strongly feel that it is time that gates should be installed at the entrance to the close for the health and safety of the residents in the close

signed by

02/04/2019

To whom it may concern,

I am writing to you to support the application for gates to be erected at the end of St. Crispins close. I moved into the cul-de-sac in April 2018 and have become increasingly concerned with the happenings in the road. After the additional street lighting was installed late last year, I had hoped that things would quiet down but alas, they have not.

My bedroom window is at the back of our property and overlooks a very secluded car parking area. I have often witnessed cars (that are not familiar to the street) drive into the street at night and then wait behind my house. They are then met by either a person or another vehicle. Its very apparent to me that the street is used as a meeting place for people to buy and sell drugs and this is happening on a regular basis, despite the additional lighting.

In august last year, one of my housemates bike's was stolen from our back garden. Admittedly the bike itself was not locked in the shed but the back gate was locked and the bike was not visible to the street unless someone was looking over the fence to see what was in our back garden. We awoke to the back gate being kicked in (we then needed a new gate post as it had been kicked open with some force) and the bike gone.

There is currently a house at the top of the street being renovated and up until very recently it had scaffold erected round it for the loft conversion to be built. My housemate (26 year old female) came home around 22:30 one evening to find a man swinging from the scaffold. She walked past and the man then followed her which she found to be extremely intimidating. She came home (I was in) and told me what had happened in quote some distress, so I then went outside to confront the man but he had vanished.

We have had wheelie bins set on fire and tipped over. Number 31's bin was actually set on fire in the early hours of Monday morning (4am 01/04/2019). Planters and garden ornaments taken from front gardens and there are a group of young adults who smoke weed in the road on a semi regular basis. People also come into the street to urinate and people also come in and let their dogs foul on the lawn at the top of the road. They are not residents.

With the street being so quiet, a dead end and secluded (not really overlooked as the walls are very high to one side and then there's the train line on the other side) we really need the gates at the end of the road to make sure the street is safe and secure. As it is, even I, a 30 year old 6 foot male, do not feel safe walking down to my home as you never know what you will be met with at some point on that short walk.

I do hope the plans that have been submitted will be considered and the planning permission granted.

Yours sincerely, _____

2nd April 2019.

To whom it may concern,

I am writing this letter a day after we had another bin set alight in our street – right next to the front door of a house. Last year a bin was also set alight within 3 feet of my car and a wooden fence. If either of these had caught fire then it is probable that it would have spread to my house since I have a wooden garage door.

As a single Father of a 9 year old I am exceptionally anxious about these events, (and other fires not referred to above). I am particularly concerned that we seem to be being targeted by whoever is setting light to the bins and I firmly believe that it is only a matter of time before one of these fires spreads to a house with consequences which are unimaginable.

In addition to this very serious problem, my Daughter regularly has to pass people urinating and drinking beer behind the wall at the entrance to our street. This area offers them protection from the main street and beer drinking is a daily occurrence. Taking drugs is very common as well. I have outlined these and other problems to the Council in my letter of 2014. It was decided on that occasion that gates could not be erected to stop these dangers and I would point out that you have been made fully aware of the issues we are facing. Should our application to erect gates for our own safety be refused again then I can only say that I will hold the Council responsible in the event that something more serious does happen. I firmly believe this is a case of when, and not if.

Yours respectfully