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**From:** Fowler, David  
**Sent:** 25 June 2019 13:23  
**To:** Planning  
**Subject:** FW: Proposal to Convert Hampstead Police Station - Abacus Beslize Primary School

Please upload letter. 2019/2375/P

Thanks,

David

David Fowler  
Principal Planner

Telephone: 0207 974 2123



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**From:** michael baker [REDACTED]  
**Sent:** 25 June 2019 11:44  
**To:** Fowler, David <[David.Fowler@camden.gov.uk](mailto:David.Fowler@camden.gov.uk)>  
**Subject:** RE: Proposal to Convert Hampstead Police Station - Abacus Beslize Primary School

Dear Mr Fowler

As a resident of Hampstead Hill Gardens and as a parent of a 1 year old child, I would like to express my profound opposition to the proposals to convert Hampstead Police Station into a school.

As a local parent, I fundamentally object to the fact that the school will contribute to a deterioration in the environment in which my child is growing up.

The new school will inevitably lead to an increase in traffic as it is inconceivable that children will be able to walk that distance from the proposed catchment area - uphill - each morning. This will increase air pollution in the area of the school - which is already at or above the recommended levels.

The traffic congestion on Rosslyn Hill will increase further causing more vehicles to idle with their engines on and thus further increasing the levels of pollution in the local area ( both for residents and their children and for children in the school itself) . The air pollution levels are already beyond the recommended levels - to contribute to any further increase would be reckless and irresponsible - and would run counter to Camden's own environmental strategy. Indeed by championing the development of a school which would necessitate a high proportion of its children to commute whilst maintaining a commitment to minimize commuting by parents, Abacus is demonstrating either hypocrisy or at best a failure to confront the reality of its proposals.

As a town planner, you will of course be conscious of the impact which traffic congestion has in the vicinity of hospitals. Ambulances will find it harder to respond to emergency call-outs during the school run. I do

not think I am overstating the point to say that lives may be lost as a result of further traffic congestion on one of the key routes to the Royal Free Hospital. It should also be remembered that there is a direct and extremely positive correlation between traffic levels and the incidence of traffic accidents. This school will increase the risk of local children being in a traffic accident through the simply fact that the probability of an accident will be higher and that there will be more children.

Further negative impacts from the traffic include slower bus routes for those dependent upon public transport. The demographic groups who rely on these buses include children and the elderly. Indeed as so many buses pass through the area from much further afield ( e.g. the 46 and 268 ) , the population of people impacted by increased log-jams in the nw3 area will derive from a much broader catchment.

From a basic economics perspective, this proposal will essentially provide benefits to one locality ( in terms of additional school places and new school facilities) whilst forcing another locality to incur and suffer the associated costs and negative externalities ( air and noise pollution, increased traffic , increased litter, reduction in road safety and increased strain on local infra-structure). I am certain that a fundamental principle when considering all town planning proposals must be the equitable balancing of the positive and negative impacts.

I do appreciate that there is a need to accommodate the children from the proposed Belsize catchment in an appropriate building - but the most critical criteria for such a property must be that it is local to where those children live - such that they can walk to and from school with their parents / guardians. Abacus does not require a building to be currently unoccupied. If there is a building which is being used for another purpose, they can make a bid to purchase it and convert it.

I hope that the points above are clear.

I would like to reiterate my opposition to the proposal both in my capacity as a local resident and as a parent of a young child.

Kind regards

Michael Baker 16d Hampstead Hill Gardens