

| Application No: | Consultees Name: | Received: | Comment: | Response: |
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| 2019/2375/P | Rachel | 26/06/2019 21:07:14 | COMMNT | We would love to see a abucus school built in Hampstead/ Belsize. I actually think we are being discriminated because there are so many private schools and I don't think people are willing to adapt to a glorious state school, Shane on the people that are against this school |
| 2019/2375/P | N Sinclair Sinclair | 25/06/2019 13:53:07 | OBJ | <p>Policy S3 of the Emerging London Plan states that schools must be located in an area of defined need. There is no defined need evidenced by current Camden and Government data. Numerous existing local schools say this will cause them to lose pupils and funding.</p> <p>London Plan states that a school Facility must be located not on a busy road and must have traffic calming. The building is on the A502 and there are no traffic calming measures in place nor proposed.</p> <p>Historical elements of the listed building will be hidden or destroyed with new room plan breaching listing.</p> <p>Camden Plan states "Hampstead and Belsize Park have a very high concentration of schools where significant issues exist concerning the "school run". We will refuse applications for new schools or the expansion of existing schools in these areas, unless it can be demonstrated that the number of traffic movements will not increase". The proposed (unrealistically low) 5% of 210 children plus their guardians and 36 staff, in addition to the increase in TFL bus frequency and length of stopping times close to the site, deliveries and services will result in a net increase in traffic ad associated pollution in the Hampstead Ward, breaching the statutory Hampstead Neighbourhood Plan.</p> <p>Policy T5 of the London Plan states that developments must provide appropriate levels of cycle parking which should be fit for purpose, secure and well-located. The application has only 28 spaces for bicycles or scooters for a school with up to 210 pupils plus associated staff. Given the Car Free Policy this is not an appropriate level.</p> <p>Policy T5 of the London Plan extends to the parts of the building that will be rented out to business tenants too and so cycle parking needs to be provided for this element too which is not included in submitted plans.</p> <p>The proposed design includes a tall acoustic wall to the rear of the building with loss of amenity and light to numerous neighbours breaching planning law.</p> |
| 2019/2375/P | R magid | 25/06/2019 15:14:23 | OBJ | I object to the planning as the new wall would completely block out all of my light and make my courtyard feel like a dark prison, the amount of schools in Hampstead is over the top, the traffic in the morning already is congested,I live next door this proposal what about my quality of life ,noise pollution from the building work when it's a school and the drop off and collections I strongly object bring back the police station crimeis out of control in hampstead |
| 2019/2375/P | R magid | 25/06/2019 15:14:35 | OBJ | I object to the planning as the new wall would completely block out all of my light and make my courtyard feel like a dark prison, the amount of schools in Hampstead is over the top, the traffic in the morning already is congested,I live next door this proposal what about my quality of life ,noise pollution from the building work when it's a school and the drop off and collections I strongly object bring back the police station crimeis out of control in hampstead |

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| 2019/2375/P | Carol Haffner | 25/06/2019 14:10:37 | OBJ | <p>Objection.</p> <p>The proposed site is not within Abacus Belsize's own catchment area. The application will breach the Neighbourhood Plan, Camden Plan, Local Plan and the London Emerging Plan, cause an increase in traffic, pollution and footfall from the Belsize Park catchment area to the proposed site without any upside to the local Hamsptead Ward community.</p> <p>There is no submitted Noise Assessment which is unacceptable for a school building with proposed outdoor play spaces and air filtration systems.</p> <p>The proposed changes to the Grade II Listed Building will remove/make redundant elements (ii)-(v) of the reasons for designation, and also reduce the significance embodied by points (vi) and (vii). This will result in an unacceptable level of lasting harm to the significance and 'special interest' of the building.</p> <p>Emerging London Plan Policy S3 states schools must be located in an area of defined need. Gvnt and Camden coucil state there is no present or forecast defined need.</p> <p>Hampstead Neighbourhood Plan Policy HC2 states that existing local schools must be supported and multiple local schools state this proposal will have a negative impact on existing funding of Hamsptead Ward schools.</p> <p>The London Plan states that a school Facility must be located not on a busy road and must have traffic calming. This site on an A road has no traffic calming nearby.</p> <p>The Camden Plan states it will refuse applications for new schools or the expansion of existing schools in these areas, unless it can be demonstrated that the number of traffic movements will not increase. Staff, pupil, deliveries and services to the site plus more frequent/longer bus stopping times will result in a net increase in traffic movements and associated pollution in the Hampstead Ward.</p> <p>The Green Travel Plan and the School Travel Plan are not legally enforceable -there will be no accountability or penalty on pupil or school if 1 or 210 children are driven.</p> |

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| 2019/2375/P | Julian Sinclair | 25/06/2019 16:54:20 | OBJ | <p>Hampstead Neighbourhood Plan Policy HC2 states that existing local schools must be supported and as such approval must not be granted until Applicant has proved that there will not be a negative impact on existing Hampstead Ward schools. A number of local schools have stated that they will lose funding per pupil who goes to the proposed site and as such will be negatively impacted from a financial standpoint. The longterm implication being that longstanding Hampstead state schools will risk closure with existing pupils moved to an expanded Abacus free school on the large site.</p> <p>Policy S3 of the Emerging London Plan states that schools must be located in an area of defined need. There is no defined need in the Hampstead Ward where the site is located - as evidenced by current Camden and Government data eg 2018 GLA School Place Demand Projectors, and as such approval must not be granted</p> <p>This would be a commuter school which will result in non-locals being prioritised to benefit from the school before locals. Current data shows that there will not be sufficient pupils within the catchment area to fill this school - there is not a defined need. The way the Abacus catchment area works is that places will be filled outside of catchment area according to proximity to Belsize Square - not the proposed site. Therefore a child living next door to the proposed site will be offered a place after places have already been offered to children living in Primrose Hill, West Hampstead or South Hampstead. This would result in the utter absurdity of a child living in the north of the Hampstead Ward being offered a place after a child living in Kings Cross.</p> <p>CP states "Hampstead and Belsize Park have a very high concentration of schools where significant issues exist concerning the "school run". We will refuse applications for new schools or the expansion of existing schools in these areas, unless it can be demonstrated that the number of traffic movements will not increase.</p> |
| 2019/2375/P | R magid | 25/06/2019 15:14:33 | OBJ | <p>I object to the planning as the new wall would completely block out all of my light and make my courtyard feel like a dark prison, the amount of schools in Hampstead is over the top, the traffic in the morning already is congested, I live next door this proposal what about my quality of life ,noise pollution from the building work when it's a school and the drop off and collections I strongly object bring back the police station crime is out of control in hampstead</p> |
| 2019/2375/P | Netta Imber | 25/06/2019 20:45:10 | APP | <p>As a working single mother moving Abacus to Hampstead police station will allow me to work and send my daughter to a very good school bringing it to a walking distance from my home (will be able to 'be green') and will encourage building a community in Hampstead / Belsize Park area for the children that cannot afford private school..</p> |