

Application No:	Consultees Name:	Received:	Comment:	Response:
2019/3961/P	Anonymous	16/10/2019 09:25:04	OBJ	Dear Ms English

I write to object to the following planning application: 2019/3961/P

The reasons for the objection are as follows:

1. NCH have been extremely disingenuous. They are not a small university, they are merging with a large US university (Northeastern University), which has 26,000+ students. This was not communicated at the public consultation.
2. Their ambition is to have 1,200+ students located at Boston House. This will be detrimental to the character of the Conservation Area which has Grade 1 and 11\* listed buildings with residential and office occupiers.
3. The LB Camden's planning policy is to protect office space. There is a shortage of office space across London, hence there is demand, particularly this type of accommodation that is suitable for small to medium sized businesses. Furthermore offices and residential sit side by side in harmony on the Square – the same could not be said for students.
4. This number of students and staff on the Square would increase the level of traffic, servicing requirements and litter – all of which are not appropriate for this location that has been preserved since the 1800s when it was developed by Robert Adam as the centrepiece of Fitzrovia and the London Borough of Camden.
5. The university intends to open 7 days a week and until 10pm on weekdays. There will be no respite for the residents. This means that students could be on the Square for the majority of the time. This will significantly change the neighbourhood for the residents and businesses should not be allowed.

Finally, the public consultation was not advertised and letters were not distributed to the majority of properties on the Square. The consultation was during the summer holidays and the application submitted very quickly after the consultation event in August. Surely this is not following due process.

In summary, I am objecting because the proposed planning application is contrary to LB Camden's policy, it is not appropriate for the Conservation Area and will result in deterioration of the neighbourhood that is of huge historic significance with listed buildings and should be preserved appropriately for today's and future residents and businesses.

Yours sincerely

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