

| Application No: | Consultees Name: | Received: | Comment: | Response: |
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| 2020/0928/P | | 24/03/2020 13:12:01 | OBJ | <p>I object to this application on the grounds of the traffic disruption dust and noise associated with this, especially as this is on a small main road artery that's narrow, with little room for constant lorries parked outside.</p> <p>Plus the building will be far too high and imposing at 7 stories, which is higher than the current building.</p> |

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| 2020/0928/P | | 23/03/2020 14:49:37 | OBJ | Re: Planning Development of Frances Gardens (89-91 West End Lane) |

Comments and Objections, submitted by leaseholder: Flat Kings Gardens. West End Lane, NW6 4PX

Our property (Flat 38a, Kings Gardens) is the most affected by this proposed development which will be affecting our wellbeing and our right to live in peace inside our property. Our flat is located at the very end of Kings Gardens block 4, on the Ground floor, adjoining to Frances Gardens (practically sharing the walls) in the front, as well as facing the building in the back with a narrow space between the two building. In the front part of the building, the borders of Frances Gardens is less than one meter from our bedroom window.

The Front part of the Building:

Boundaries of Frances Gardens (89-91 West End Lane) is located less than one meter from our bedroom windows, as well as our only reception room. Therefore the main issues which will seriously impact our lives and well-being are:

1) We strongly object to the location of the proposed outdoor "4 Bicycle Stand", as this stand is located extremely close to our bedroom windows. We suggesting that this small corner to be designated as a green area planted with low level shrubberies.

2) We strongly emphasise the necessity to maintain the trees and plants between the borders of the two buildings.

The Back part of the Building:

1) We have our main bedroom and the Kitchen windows facing the rear of (89-91 West End Lane). A narrow space separating the two buildings.

2) Loss of sunlight: We are already suffering from a lack of natural light. As the new wall will be much higher than the existing one, this will cause more problems with receiving sunlight inside our property.

3) A blank featureless wall on south side elevation: The main and major objection is the completely featureless wall as shown on the south side elevation drawings that will be facing Kings Gardens block. It lacks any features and is MUCH WORSE than even the current wall that multiple Kings Gardens flats are now facing. The current wall has a few windows, bays and indents to break up the view. The new wall is just a BLANK 6 story brick wall. All windows in the back of my flat will be facing that blank wall and our enjoyment of our property will be significantly affected.

4) Protection of trees: There is no indication anywhere in the submitted documentation on how the

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| | | | | <p>redevelopment will protect the trees on the surrounding properties. There are multiple trees within 10 meters of the boundary (south side) in the Kings Gardens property.</p> <p>Yours sincerely</p> |
| 2020/0928/P | | 25/03/2020 21:06:04 | OBJ | <p>We wish to object to planning application reference 2020/0928/P (the "application").</p> <p>We are the proprietors of a first floor flat within West End Lane, forming part of the immediately neighbouring property. We have considered the development proposed and we wish to have the following objections considered as part of the planning application process:</p> <ol style="list-style-type: none"> 1. The plans accompanying the application show that the building line on the elevation fronting West End Lane is to be altered in an unacceptable manner, overshadowing the windows to our property. The proposed extension will pull the building line out further towards the road and this will block the light currently enjoyed by our property, especially given that the proposed building lies to the south of our property. Camden Local Plan Policy A1 requires that quality of life of neighbours is to be protected including outlook. The new design to the building line will clearly have a negative impact on our outlook and therefore the design of the building should be altered to ensure that the outlook currently enjoyed by our property is protected. 2. The same elevation referred to at point 1 above is being altered to include windows facing north on a wall where there are currently no windows. The wall on which these windows are to be situated will form a right angle with the front wall to our property, on which our living room windows are situated. The new windows will therefore look almost directly into our property, thus creating a material loss of privacy to our property. As with point 1 above, these new windows will also impact on the outlook enjoyed by our property and we would reiterate our comments regarding the Camden Local Plan Policy A1 in this context too. 3. The visualisations show that trees at the front of the existing building are to be lost as part of the proposed development. Again, this would impact on the privacy and outlook currently enjoyed by our property, as our living room enjoys a level of privacy currently provided by these trees. Further, we note that the Planning Statement mentions a tree survey but one does not appear to be available online. Clearly the loss of any tree will have a negative impact on the local ecology and environment, and particularly given the well documented concerns surrounding air quality in London, the loss of any greenery should be avoided. 4. As the number of apartments in the new building is to be higher than those within the existing building, this will inevitably lead to a greater level of noise and disturbance from the building as more people will live there. This will have a negative impact on the current use and enjoyment of our property as those living in our property will suffer greater disturbance as a result of the introduction of more residents to the area. <p>In conclusion, in our view there would appear to be a number of material reasons why the application should not be allowed to proceed.</p> |