

Application No:	Consultees Name:	Received:	Comment:	Response:
2020/0348/P	Thomas symes	29/03/2020 19:16:10	OBJ	<p>We live at 79 Lawn Road, about 40 metres away from this property. We are aware that consent has been issued for a similar redevelopment of No 75 Lawn Road, which also involves the construction of a large basement.</p> <p>Lawn Road is a quiet street in a conservation area. There has already been massive noise, dirt, damage to pavements and disturbance from the works to construct the basements recently built at Nos 81 and 77 Lawn Road. The kerb gutters outside No 77 were damaged and no rectification work was done meaning there is still extensive ponding after wet weather.</p> <p>Nos 75 and 76 are adjacent properties, (the Lawn Road numbering system is not odd numbers one side and even numbers on the other). Therefore, if works to Nos 75 and 76 are allowed to take place at the same time, the construction traffic, with two contractors operating independently, will be double the amount that took place during the works to No 77 which caused so much disturbance and disruption. It will be intolerable for all the residents in the immediate area.</p> <p>At the moment the Construction Management Plan for the application lodged by No 76 makes no mention of the works to be carried out to No 75. If the construction programme for No 75 is delayed by the Covid – 19 crisis, as seems inevitable, there is a strong likelihood that work on both projects will take place simultaneously.</p> <p>The Transport Impact studies both envisage closure of at least one parking bay and many lorry movements. We would object to Camden permitting simultaneous demolition/excavation/rebuild works to take place at the same time at Nos. 75 and Nos 76. The impact on neighbours in terms of demolition, pile-driving and construction noise, the number of lorries arriving and departing from Lawn Road, and general disruption from two simultaneous basement developments of this scale would be excessive.</p> <p>Specifically, as requested by many Lawn Road residents for the No.75 development, we also request that there will be no Saturday morning noisy working and we would like a Construction Working Group be set up formally with Lawn Road residents which can cover all the major projects contemplated in Lawn Road.</p>
2020/0348/P	Teresa Poole and Richard Tomlinson	29/03/2020 20:58:52	OBJ	<p>We have submitted our comments on this application as a PDF file sent to <a href="mailto:planning@camden.gov.uk">planning@camden.gov.uk</a> and to the planning officer.</p> <p>Please contact us if the Camden email system is having problems during the coronavirus shutdown that mean you do not receive our email.</p> <p>Thank you.</p>

Application No:	Consultees Name:	Received:	Comment:	Response:
2020/0348/P	fiona neill	29/03/2020 18:44:51	INT	<p>We own and live at 73 Lawn Road, very close to the approved basement development at 75 Lawn Road (2018/2136/P) and this application for 76 Lawn Road (2020/0348/P). Lawn Road is a quiet residential street. We know from the recent 2018/19 basement and rebuild development at No.77 Lawn Road the impact of such a development on the families who live nearby. The noise and the pollution from Lorries running for hours on end to remove soil from the basement at No 77 had a detrimental affect on all our lives. Regarding the application by 76 Lawn Road, we ask that Camden Planning considers the potential cumulative impact of two adjacent basement/rebuild developments at Nos. 76 and 75 Lawn Road if they are permitted to carry out works at the same time. Any approval by Camden should take into account the impact on neighbours and rule out any possibility of major works taking place simultaneously at Nos. 75 and 76. Separately, we request that there should be no Saturday morning works at No.76 Lawn Road, which was the case at No.77 Lawn Road, which had the same contractor. A Construction Working Group would also be beneficial for liaising with neighbours on the impact of site works, especially given the number of basement developments on this street.</p> <p>We would be very grateful if you would take these comments into account.</p>
2020/0348/P	Frederick and Patricia Jackson.	29/03/2020 18:52:17	WREP	<p>We live at 80 Lawn Road on the same side and close to Nos 75 and 76 Lawn Road, both of which have large projects to part-demolish, excavate a basement and rebuild in this row of 1920s houses. These follow the similar 2018/19 development at No 77.</p> <p>While we do not object to the plans submitted by No 76 we do object to works taking place simultaneously with those at No 75. Camden should consider the cumulative impact on neighbours of two big basement and redevelopment projects taking place at the same time. This would entail numerous lorries coming and going all day from 8am resulting in continuous noise, increased possibility of traffic accidents and all the other disruptions associated with such large works taking place in a quiet residential street.</p> <p>In summary, when considering the conditions for planning approval, Camden should require that no major works at Nos 75 and 76 may take place at the same time.</p> <p>Considering the draft Construction Management Plan for No 76 Lawn Road, we also request that no noisy Saturday morning working will be permitted and we would like a Construction Working Group to be set up formally with Lawn Road residents.</p>