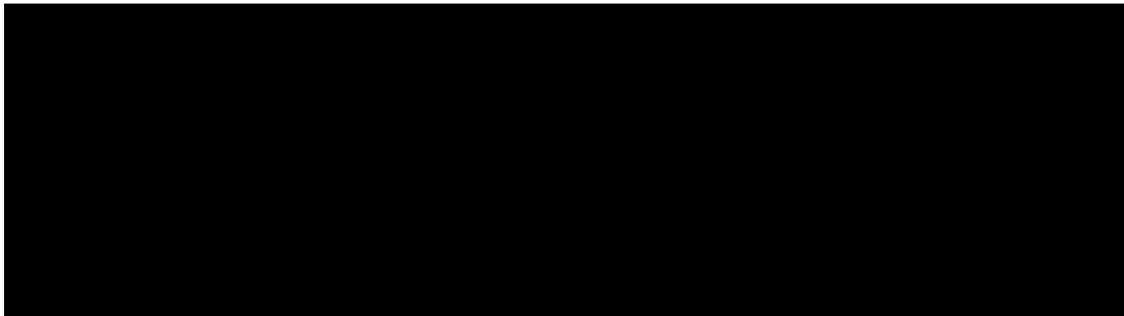

From: Young, Nathaniel
Sent: 08 January 2021 13:19
To: Planning
Subject: FW: Objection to - Planning Application Reference: 2020/4539/P

Please log the comment below.

Kind regards,

Nathaniel Young
Planning Officer



Subject: Objection to - Planning Application Reference: 2020/4539/P

[EXTERNAL EMAIL] Beware – This email originated outside Camden Council and may be malicious Please take extra care with any links, attachments, requests to take action or for you to verify your password etc. Please note there have been reports of emails purporting to be about Covid 19 being used as cover for scams so extra vigilance is required.

Objection to - Planning Application Reference: 2020/4539/P

10 Camden Mews NW1 9DA

We live directly behind 10 Camden Mews. We wish to object to the proposal.

Further to our previous objection the applicant has altered the plans so the impact of the roof terrace on our privacy will not be as great. However we still feel privacy to be an issue and that we would be overlooked. The tree in our garden is still drawn as being about twice the size it actually is and this tree is anyway fine textured and deciduous.

Most of the proposed development is of decked roof terrace and entrance lobby with planters around the edge. There will be plants grown on this roof but the primary use will be as a terrace. Such a terrace, accessed directly as it is, will be an extension to the house and will lead to more noise generally and particularly noise and light pollution at night. The applicant has been a considerate neighbour over the years, but with the best will in the world, people using this outdoor space during the day and in the evenings will inevitably create more noise than the flats overlooking the rear have experienced in the past.

We are particularly concerned about this because in our flat a bedroom is at the rear, and the bedrooms of both the flats upstairs face onto the rear.

The stair head lobby is 4725mm across and 2500mm high without the solar panels and this structure would dramatically change our outlook. Although it is of relatively small footprint, from our point of view it runs nearly 5 metres side to side. It is more than the 'minimal roof over the stair to access the roof garden', as described by the applicant. We're also concerned about the unknowable extra height of the solar panels and their appearance, which may be unsightly from our home.

The terrace would be a new outdoor space in a highly populated area. There are no other roof terraces on this stretch of the square. 6 Camden Mews, cited as a precedent, has a green roof and small balcony at first floor and that is behind a large raised bed of approx. 3 metres depth. Other roof terraces further up the Mews from Nos 14 upwards and also cited as precedents give onto an extension of the Mews which is public and used for parking and children playing. We feel the situation in this proposal, lying as it does between two private gardens, is quite different.

For these reasons we think the application should be rejected.

Maureen Parry and Danny Nissim
5 Camden Square
London
NW1 9UY