

Henriques, Roberta

From: Meynell, Charlotte
Sent: 02 March 2021 16:37
To: Planning
Subject: FW: Planning applications 2021/0269/P and 2021/0270/P

Hi,

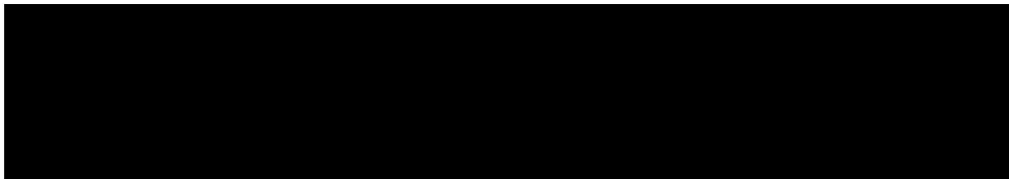
Please can the below emails be added to M3 as a consultation response to the above apps. for 10 and 14 Tobin Close.

Thanks,

Charlotte Meynell
Senior Planning Officer



The majority of Council staff are continuing to work at home through remote, secure access to our systems. Where possible please communicate with us by telephone or email.



[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.

Dear Ms Meynell

I am writing to raise strong objection to these two planning applications for numbers 10 and 14 Tobin Close. Identical works have been proposed for numbers 9, 11, 12 and 13, to which I lodged an objection with your colleague John Sheehy on 5th February, correspondence copied below - one letter from me personally, the other written by me at the request of my neighbours -

The reasons for my objection to the applications for numbers 10 and 14 are identical to those for numbers 9, 11, 12 and 13 - I would therefore be grateful if you could read this correspondence and have a look at the attached photograph.

Thank you for your kind attention.

Deborah Taffler
Consultant

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A: 3 Tobin Close, London NW3 3DY

Sir/Madam

I live at 3 Tobin Close NW3 3DY
However I am writing on behalf of all residents at numbers 1-8 Tobin Close.

We have only just been alerted to planning applications that have been submitted to you for numbers 9 - 13 Tobin Close as noted in the subject line above.
The applications are for the building of an additional storey to these properties, turning what are currently 3-storey homes into 4-storey homes.

These properties are at the rear of ours.
We are therefore astonished that we were not all directly notified of these applications given that the work will significantly impact all of our properties.

We will already be overlooked by these properties, as evident by the attached photograph taken from the rear of my property showing the current height of the houses relative to our rear elevation.
Another storey will therefore be completely intrusive - not only looking into our homes but also our rear patios - our privacy will be fundamentally affected.

Further, having already lost light to our homes by additional 4-storeys recently built onto Kings College Court (at the end of our close to the east of our homes i.e. where the sun rises) these new applications mean that we will now all lose significantly more light. We are north/south facing and the properties seeking application are directly south of our homes, so we will lose the light for most of the day - another floor will block almost the entirety of the sky in the attached photograph!

Interestingly, we only have 2-storey properties with low-rise roofs. A recent application to increase the height of our roofs by less than 1m to create enough space for loft conversions was refused because of the 'affect on the Chalcot Estate (!)'. We therefore find it even more unacceptable to contemplate 4-storey homes intruding on ours.

Importantly, these applications do not only affect the residents of 1 - 8 Tobin Close on a personal basis, they will also inevitably affect the value of our properties, given that we would be 'hemmed in' on all sides - with a taller Kings College to the East, 3-storey properties facing ours in Fellows road, the Dorney tower block to the West and now 4-storey homes proposed to the south.

Suffice to say we would like to lodge an immediate and collective objection to these planning applications and will not hesitate to challenge this matter legally if required to do so.

I would be grateful for confirmation that you have received this note at your earliest convenience

Sincerely

Deborah Taffler

Dear Mr Sheehy and Camden planning team

Firstly, I hope you are all managing to stay safe and well.

Further to a letter that I was asked to write on behalf of my neighbours (copied below), this is a note to raise my personal objection to these applications.

Aside from all of the issues outlined in my previous letter, I would like to point out that, like many neighbours, I am working from home and that is likely to continue long into the future.

The front of my house at 3 Tobin Close only has very minimal light on the ground floor - small windows by our front door, because the majority of the frontage is a 'protected' garage door and our deeds do not permit any changes. This is true for all of my neighbours.

Therefore the only real light into the house is from the rear - the patio doors and kitchen windows. This light will be significantly blocked by the proposed works to the houses at 9-13 Tobin Close, particularly in the winter months when the sun is low in the sky, and this will prompt a real mental health issue for me. I have no alternative work space and simply cannot envisage working without light for at least 4 months of the year. Further, given that my workspace is at the rear of the house (the only alternative is at the front with no light at all!) I will be permanently overlooked, which is entirely unacceptable.

Lastly, per my original 'group' letter, this will all affect the value of my house. While I am not planning to sell, if these works do go ahead that will become a real consideration. Covid has had a bad enough affect on affecting my mental health - having no light and being overlooked by 5 houses to an even greater extent than currently will be the last straw. I am planning to have my house valued this week. If permission for these works is granted, and there is a significant difference between this week's valuation and a later valuation and/or selling price, I will certainly be seeking to recover some or all of the difference from Camden Council's planning department!

Apologies if this letter is a little curt, but these are very difficult times as it is - as I am sure you too are experiencing - so the prospect of this application being approved is simply too horrendous for me to think about.

Please take this as a formal objection to these applications, and I look forwards to hearing from you.

Thank you for your kind attention

Deborah Taffler



