
From: john walsh [REDACTED]
Sent: 12 March 2021 13:41
To: Planning
Subject: Fw: Planning Application Number 2020/5865/P

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From: john walsh
Sent: 12 March 2021 13:23
To: [REDACTED]
Subject: Planning Application Number 2020/P

I am writing to register my objection to the planning application in respect of the 58 Fellows Road.

I have lived at 58c Fellows Road, a flat above the garden flat proposed to be redeveloped since 1971. I would comment on the application as follows:

Paragraph 2. Mr Wolanski, the applicant lives I believe in the adjoining property 56 Fellows Road. This property has already been the subject of a planning application and works have been carried out similar to those now proposed. I did not have the opportunity to object to the planning application regarding 56 because the application was not brought to my attention. The present application has not been widely publicised with only a small notice affixed to a single lamppost near to 58 Fellows Road which for much of the time was concealed by larger notices relating to parking restrictions.

Paragraph 6. The brief description given of the works proposed does not in my view adequately reflect the extent or the possible impact of the works both in regard to 58 Fellows Road structurally or the nature of it. My concerns regarding the structural impact results from the recent need to underpin the foundations of 58 (and I believe 56) Fellows Road which took many months a required all of the tenants in the property to vacate. My flat has cracks in the walls and a part of the dado in the living room has become dislodged following works to 56 when the works to it were undertaken. There have also been problems regarding plumbing which I believe are attributable to those works. As to the nature of 58 Fellows Road it is a situated in a conservation area and is over 100 years old. Although in multi-occupation it is , or has been, a comfortable family house but its nature will be changed if the extensive works proposed are undertaken. The tenants of 58 Fellows Road and neighbouring properties will suffer an invasion of their privacy during and after the works if permitted.

Paragraph 7. It is suggested that there will be no loss of any residential garden at 58 Fellows Road. This is not correct since the front garden, which for many years has been tended by Mr Molyneux, the tenant of flat 58 b, will be destroyed. The garden at the rear, which has had most of its trees chopped down recently, will suffer loss since the extension will inevitably reduce its extent.

Paragraph 10. Work on the proposed extension is to start in June 2001 less than 4 months away and is to last a year if permitted. Having already experienced the noise, dirt and massive inconvenience of the work involving 56 Fellows Road the prospect of another similar year is extremely disturbing and depressing. In

addition, however, if the work proceeds access to their flats by tenants will be affected since access to the 58 a Fellows Road will be shared with building contractors.

If planning permission is given to this proposal, then it may set a precedent for other property developers to carry out similar work in the future. To date, the only basement excavation of which I am aware in Fellows Road or nearby Steeles Road is that at 56 Fellows Road and that work was proposed before the decision to run a tunnel under Fellows Road to permit HS2. These works will inevitably impact not just on the foundations 56 and 58 Fellows Road but the whole of Fellows Road and those adjoining it.

Having had to experience the disruption of works involving the excavation of the basement at 56 Fellows Road the fears expressed regarding any future work is not just hypothetical but based on experience.

MRITA STENROOS