

Dear Camden Planning Team,

I write to you to object to the planning application (**ref. 2021/0989/P**) submitted in relation to no. 4 Oak Hill Park Mews for the creation of a terrace to the roof of the property.

As the owner of no.1 Oak Hill Park Mews, a neighbouring mews property situated to the south of the application site, I am extremely concerned that if this roof terrace is allowed, it would adversely impact the amenity that we currently enjoy in the property, through increased noise, decreased privacy and potential for overlooking.

My property is directly south of no.4 and next to no's 2 & 3 Oak Hill Park Mews. The land to the rear of no.1 is in the process of being transferred and will be used as our garden and therefore the use of the roof terrace would lead to a detrimental loss of privacy as not only would the terrace overlook our garden, but anyone using the terrace would be able to look down into it (**see picture 1**).



Picture 1: shows the view into our garden (no.1's wall is the dark cream coloured one from the middle to right of the photo) that no.4's proposed roof terrace would have if approved.

The proposals also include a glass balustrade that will add to the perceived height of the applicant's mews property which is already overbearing, and with a roof terrace directly overlooking our garden space, it will be even more oppressive.

The Application provides a Noise Impact Assessment which assesses the impact of noise from the roof mounted plant, but we are further concerned by the potential increase in noise from the use of the roof terrace, especially during evenings and late nights. The Oak Hill Park Mews houses are already built very close together so

approving a roof terrace in this location would allow for the whole of the mews gardens to be overlooked and overshadowed and take away the privacy and quiet that we currently enjoy.



Picture 2: shows the white tarpaulin of the applicant's property where the roof terrace would be and its potential overshadowing into the small communal gardens of Oak Hill Park Mews.

I believe the proposed development would fail to meet the requirements of Policy A1 of the Camden Local Plan as it would not protect the amenity of neighbours. The terrace would cause visual privacy, noise and potential overshadowing impacts on our living space which would be harmful to the enjoyment of my home.

Regards,

Igal Dimant