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**From:** Lesley Strawbridge - [REDACTED]  
**Sent:** 14 June 2021 15:07  
**To:** Charlotte Meynell  
**Cc:** Planning Planning  
**Subject:** 6 Lindfield Gardens 2020/4570/P Neighbour consultation comments

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Dear Ms Meynell

I would be grateful if you could let me know when this application is likely to go to committee.

The application does not, in our view, deal with the pre application officer's advice regarding loss of amenity to occupiers of the adjacent house (4a Lindfield Gardens).

**Overlooking through new windows**

The officer recommended drawings should be submitted to demonstrate whether windows in the southern flank wall would allow over looking into habitable rooms. No drawings have been submitted although I have submitted photographs which demonstrate that: (1) the second floor dormer would look into the front habitable room of 4A Lindfield Gardens at 2nd floor level, (2) the new rear windows at first floor level would look into our kitchen at our rear patio doors. Please note the topography is such that 6 Lindfield Gardens is 1.5m higher than 4a Lindfield Gardens and there is a retaining boundary wall.

**Overlooking from new roof terrace at 3rd floor level**

The officer also noted that views from the roof terrace towards 4a Lindfield Gardens had not been demonstrated and could be an issue. This point has not been addressed however I have submitted photographs which demonstrate persons on the roof terrace would have views through the clerestory window into the main bedroom - in fact a direct line of sight of the bed. Photographs also show over looking from the proposed roof terrace into the front habitable room of number 4a and private roof terrace at 2nd floor level.

**Overlooking from new rear balconies**

No drawings have been submitted to address over looking from the new rear balconies. Please note that this privacy is currently protected by condition 3 of planning consent 2005/5019P which states "*The flat roof of the single storey rear extension hereby approved shall not at any time be used as a roof terrace or sitting out area. Reason: to preserve residential amenity of neighbours.....*" Although a door was built opening onto this flat, it has never been used.

**Noise from roof terrace**

The pre application officer expressed concern about noise and visual clutter due to use by 8 flats. Although the current proposed communal roof space is smaller this does not address the officer's concerns.

Kind regards