



Subject: Reference 2021/3839/P



Dear Kate, I have been a Howitt Close resident for 30 years and currently own flats #41 & #43 (#43 which I rent out).  
I should like to place a formal objection to the planning application to build another floor on the top of Howitt Close.

**Reasons for objection:**

- ∞ I work from home (even before Covid) and rent out my other flat to Royal Free Doctors currently. Both my flats are on the top floor, so any construction work going on would be horrendous. I don't even have music or radio on when I'm working at home, as I can't concentrate. As doctors, my 2 tenants next door, are often asleep during the day, so any nearby noise would have terrible consequences for both of us, let alone the fact it would be going on directly above our heads. Any London friends who stayed at my flat over the 30 years have always commented how lovely and quiet it is.
- ∞ The building is art deco 1930, so presumably was designed to look the way it currently does. It is roughly same height as surrounding, so it would look out of place with more height. I know it's a conservation area, so am surprised you even considering it. I also know the neighbours who live directly opposite and can see how an extra floor would considerably change the light and aesthetic for them also.
- ∞ My doctor tenants have seen the application and have already said that they would have to leave, as they wouldn't be able to sleep during day. No one is going to rent a flat underneath building work, that

realistically will be going on for a couple of years presumably. Do the freeholders give us any/enough compensation for the period, to cover leaving both flats empty for this period?

- ∞ Parking will also be a consideration. There are not enough spaces for resident parking currently, so adding to the amount of residents on that road, can only be problematic. Let alone the disruption of immediate area with construction traffic to add to the issue.
- ∞ I realise as a City, we desire more housing & this is a way to create more. With covid changing worker's situation considerably by enabling them to work from home, more and more employers are allowing this to be the norm once Covid ends. I hope that means that many office blocks, currently being used for their original "work place" purpose can now be refitted as living accommodation, so it reduces the need to build new dwelling. Therefore, Camden might be under less pressure to forget it's a conservation area and shall be happier to not allow this permission.

I'm sure you've heard all the reasons, many times previously, for not allowing planning permission, & I hate being a "Not in my back yard" NIMBY, but it really would have a major, detrimental impact on both mine and my tenant's lives + financial situation. I was not eligible for any Govt help during Covid, so to now make my financial situation considerably worse, by not being able to rent out flat & me not be able to work from home due to noise, would be a life changer for me.

Thank you for your time.

Anthony Vickers

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