

**Subject:** Planning Application No. 2021/4284/P for 14-H Avenue Road, NW8 6BP. Attention Mr. Ewan Campbell

**Attachments:** Planning alerts – London Borough of Camden

Attention: Case Officer: Mr. Ewan Campbell, Planning Solutions Team.

Dear Mr. Campbell

I strongly oppose the above/attached planning application based on the following facts.

1. Originally the estate on 14 Avenue Road (14-A to 14-H) was built in about 1970's to suit only 8 family houses with three bedrooms each. The infrastructure was planned accordingly and it is just about manageable. Yet still flooding takes place in heavy rain. Over the years all houses made a small of extension mainly conservatories, etc. - it was acceptable and manageable. This plan of development of a new 3 story extension and to change the house to 6 bedrooms (extra 220sq.meters ) is not suitable or acceptable as the infrastructure will not be able to cope and will affect all residents in many ways,

In the garden of 14-H, next to the electricity power station we have the common sub-draining station which is big enough for the service man to enter for clearance and service. Watertrade (the management company for the estate) has the right to enter it at any time and mustn't be blocked, obstructed or built over - ever! (as proposed here) - as it serves all 4 houses on that side and joined to all 8 houses and common parts.

2. 14-H has signed deed of covenant with Watertrade which include restrictions not to build such development.
3. There is very limited space for refuse facilities. There simply is not enough room for additional bins.
4. There is already a shortage of parking spaces on the estate.

I do apologise for sending my opposition to the application by email as I could not find space for "oppose a planning application" on Camden Council website despite all my efforts. Similarly I tried calling twice but every time after waiting for half an hour I gave up.

Kindly let me know if you need any further information.

Yours faithfully

Sikander Khan  
14-E Avenue Road

London NW8 6BP

