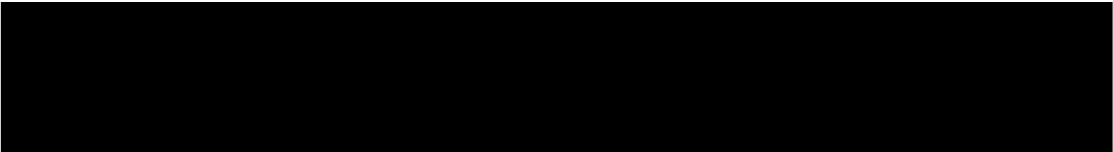




Subject:

Application no 2021/3225/P



Dear Sirs

I wish to object in the strongest terms to the plans for Murphy's Yard Development

1. The Council has been supportive of the Neighbourhood Plans developed in Hampstead and Dartmouth Park, as well as creating Camden's own Local Plan. This development ignores them completely and makes a mockery of the process and the people who have spent so much time on the Plan.
2. The proposed blocks are completely out of scale in this residential area. The infrastructure in Kentish Town cannot cope with thousands of additional residents. The delivery van traffic is already heavy on these narrow roads.
3. Their height, 11-19 storeys, will overshadow much of the area around the Lido part of the Heath. It is out of scale with its surroundings and a blatant attempt to cram the site with the maximum number of units for profit with no regard to crowding or the residents - new or existing.
4. It is beyond belief that yet again Camden relaxes its commitment to requiring social housing on large developments. Is this because the developers claimed any scheme was not viable with social housing included in the development?
5. There appear to be no gardens or green spaces on the site. How does this accord with Camden's plan for a more healthy environment? Why are the developers being relieved of any green requirements? The Council appears to assume that thousands of occupants of the flats will spill onto the Heath. The Heath already experiences overcrowding at weekends and holidays now that so many more people have discovered it during COVID lockdowns. *The Heath is there for everyone but not as a free substitute for green space where they live.*
6. These monstrously large blocks will obscure the London skyline seen from Hampstead Heath, particularly from the Plaque Map, a sight which visitors come to see from all over the world. These views have been protected from large developments for nearly 100 years and the green haven of the Heath and the views from the highest part of London are more important than ever for Londoners' health.
7. The suggested "green corridor" is a paved walkway completely overshadowed by the blocks themselves so it will have no positive environmental benefit.
8. The apparent absence of any parking provision yet again, while seductively "green", is unrealistic. There needs to be some allowance for temporary parking especially in such a large development. For example, visiting doctors, carers, ambulances and other essential visitors need space to park. Furthermore you cannot ignore the reality of people moving in and out and so needing spaces for repair and removal vans.

I urge the Council to reject this plan

Yours Sincerely

Victoria Joel
(NW3 2RN).