



17 February 2022

Dear Adam Greenhalgh,

RE: 2022/0034/P: 141-145 Kentish Town Road NW1 8PB

I am writing, as Chair of TRACT (Tenants Residents Associations, Camden Town) to object to the above application. The application seeks to build a substantially larger building than the existing with concerning issues of loss of daylight, overshadowing and overlooking.

The existing building has a ground floor and partial first floor with pitched roofs that allow light into the neighbouring properties on Castle Road. The proposal is to build up much higher with a very minimal set back on the first floor and in doing so creating a large cuboid block/mass.

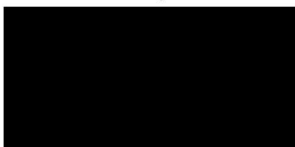
This blocks light from habitable rooms, overshadows outside seating areas (very important in recent times), and places windows that overlook habitable rooms of the existing properties on Castle Road.

The applicant proposes high screening to the balconies and obscured glass to windows to prevent overlooking. What this proves is that overlooking is a significant issue and that the occupants of the new apartments will have no views making this a poor-quality development.

It seems no consideration has been given to setting the upper floors back to allow light to the existing residential premises and either moving some residential to the ground floor or reducing the residential units overall.

It is not clear what the distance is between the rear of the existing buildings on Castle Road and the proposed new structure, but it feels quite claustrophobic from the images provided. We ask you to reject this application as it currently stands.

Yours sincerely,



Kate Gemmell
TRACT Chair