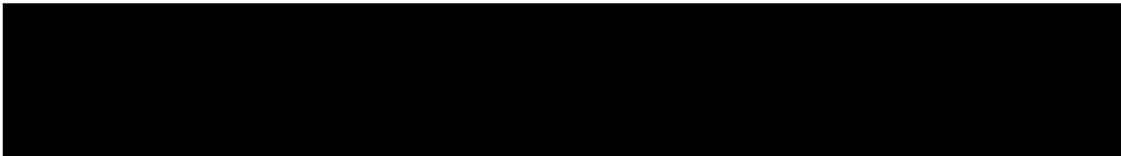




**Subject:** Objection to Planning application # 2022/2398/P



Dear Planning,

Although the proposal doesn't directly affect my property, I would like to echo the concerns of my opposite neighbours on Pilgrims Lane, along with the Hampstead Neighbourhood Forum and the Downshire Hill Residents Association who all object on numerous grounds, including:

- \* The proposed footprint expansion would take place on a green corridor (not mentioned by the planning officers), which contravenes the Hampstead Neighbourhood Plan and biodiversity policies in the Camden Plan.
- \* The loss of green space due to significant hard landscaping in the garden.
- \* The near 40% expansion of the footprint at ground level and the almost doubling of the internal square footage.
- \* Uncertainty surrounding the effect on water flows from a major basement excavation, which haven't been thoroughly addressed by the independent assessor.
- \* The unsuitability of a swimming pool in this corner of the Conservation Area, which opens up to the outdoors and will bring associated noise pollution from the pool itself and the air source heat pumps proposed to heat it. (Air source pumps themselves are not an environmentally friendly option.)

For these reasons the proposal contradicts local and national planning guidance, especially relating to the Hampstead Conservation Area and the Hampstead Neighbourhood Plan, and should therefore be refused.

Kind regards,

C. Green