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From: Nicola Lacey [REDACTED]
Sent: 30 December 2022 14:18
To: Planning Planning
Cc: nicola Lacey
Subject: Planning Applications for 28 Church Row, NW3 6UP - 2022/3772/P & 2022/4337/L

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Dear Ms Meynell,

We are writing in relation to these applications to change the use of the first floor of 28 Church Row from office to residential and to obtain approval for internal alterations.

Based on the limited amount of information contained in the applications, we have a number of serious reservations about the application.

First and foremost, the proposed works to the interior seem to make no concession to the fact that the house is listed Grade II*, which surely implies that the whole house, interior as well as exterior, is protected. As you will be aware, Church Row is one of the best preserved terraces of its date, and it would be extraordinary if that were not to be accorded a great deal of importance by the Planning Authority.

Second, the building is a longstanding and valuable part of Hampstead's history of mixed residential and commercial use. The restaurant in the lower ground floor is a very popular local asset and we would be particularly concerned about potential disruption to both the restaurant and the residents living above the first floor by the proposed changes.

Third, as you will be aware, there is already far more demand for parking space in this parking zone than there is space available, and the proposed increase in residential use would likely add pressure to that situation.

Yours sincerely,

Professors Nicola Lacey and David Soskice, [REDACTED]

