



HAMPSTEAD NEIGHBOURHOOD FORUM

Charlotte Meynell
Camden Planning Solutions Teams
Camden Council

Re: 8 Pilgrim's Lane, 2020/2666/P

Dear Charlotte,

The Hampstead Neighbourhood Forum objects to the construction of a garden shed to house an air conditioning unit as it is contrary to CC2 of the Camden Local Plan.

Policy CC2 states that "active cooling (air conditioning) will only be permitted where dynamic thermal modelling demonstrates there is a clear need for it after all of the preferred measures are incorporated in line with the cooling hierarchy." We could not find this information in the application.

This application is also not in accordance with paragraph 9.4.4 of the Emerging London Plan that prioritises passive ventilation.

Contrary to paragraph 8 of the NPPF, the content of this application does not improve biodiversity and does not mitigate and adapt to climate change.

Loss of garden and wildlife

We note that the proposed air conditioning shed is about 6m², which will seem large in a relatively small garden, already much reduced by a sizeable terrace.

The emerging Hampstead Conservation Area Appraisal and Management Plan states that rear gardens provide a significant amenity to residents and an important habitat for wildlife and asserts that "development within gardens is likely to be unacceptable". Contrary to Policies NE3 and NE4 of the Hampstead Neighbouring Plan, this application diminishes the effectiveness of the biodiversity corridor at the rear gardens between Downshire Hill and Pilgrim's Lane and fails to enhance both diversity and habitats.

Noise pollution

This proposal will jeopardise the amenity of neighbours in this dense corner of Hampstead. Any noise or vibration caused in this small area will reverberate and cause loss of amenity to neighbours, contrary to DH1 of the Hampstead Neighbourhood Plan.

Sincerely,

Janine Griffis