

McClean, Josh

Subject: FW: Development on Shelley Close

From: Springthorpe, Mark
Sent: 21 May 2020 13:37
To: Samuel Bennett [REDACTED]
Cc: Brian Gordon [REDACTED] McClean, Josh <Josh.McClean@Barnet.gov.uk>
Subject: RE: Development on Shelley Close

Dear Mr Bennett

Thank you for your email.

Your representations will be taken into account in composing the report to committee. For the time-being, the LPA are awaiting arboricultural information and landscaping proposals as requested from the applicant.

Regards,

Mark

Mark Springthorpe BA(Hons) MA(Dist)
(Acting) Planning Manager - Hendon Area Team
Planning and Building Control
London Borough of Barnet
2 Bristol Avenue, Colindale, London NW9 4EW
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From: Samuel Bennett [REDACTED]
Sent: 21 May 2020 11:10
To: Springthorpe, Mark <Mark.Springthorpe@barnet.gov.uk>
Cc: Brian Gordon [REDACTED] Mclean, Josh <Josh.Mclean@Barnet.gov.uk>
Subject: Re: Development on Shelley Close

Dear Sirs,

I am writing to you in relation to the document that has been uploaded to the aforementioned application on the the 19th May 2020.

It is clear that this document has been uploaded to try and allay concerns over the overbearing nature of the proposed property over the properties on Glendale Avenue. It is trying to demonstrate that the boundary will be screened by the trees lining the boundary and therefore the imposition of the property will be limited. It is also clear that this document has been produced in a rush and is of very poor quality. It shows Glendale Avenue on the right-hand side and then mentions Glendale Road - an incorrect name, in the middle which is frankly just sloppy work.

Unfortunately this document and its implications are fundamentally flawed in a number of ways. First and foremost, as mentioned in my earlier objections the new proprietor of this property has surreptitiously removed much of the vegetation that was situated along this border without any sort of survey being conducted. So much of the vegetation that they are trying to project on this document no longer exists. Secondly, the vegetation that is still in-situ only has leaves on it for part of the year. Even in full bloom it does not provide complete screening but this would be even less in the winter months when there are no leaves on the tress.

Thirdly, many of the trees that comprise this screen belong to myself and not the owner of the property on Shelley Close. It seems wholly unreasonable to rely on someone else's property to screen for your development. I am well within my right to remove these trees whenever I wish in which case some of their screening would no longer exist.

Fourthly, even if permission were to be granted based on current levels of vegetation being used to screen between the properties, there would be nothing to prohibit any subsequent owners from removing the vegetation at any time in the future unless a TPO were to be put in place. Even if this were done it would be down to my neighbours and myself to enforce this TPO and this would also be at our expense.

I implore you not to be swayed or distracted by this document as it does nothing to address the issues concerning the overbearing nature of this proposed development.

I look forward to hearing your thoughts.

Yours sincerely,

Samuel Bennett

On Wed, 20 May 2020, 15:02 Springthorpe, Mark, <Mark.Springthorpe@barnet.gov.uk> wrote:

Dear Mr Bennett

Thank you for your email and objection.

Please note that – following Mr Hackner’s departure – this application has been reallocated to Josh Mclean (copied in for your reference). For the time-being, process of the application remains with the case officer however, should a recommendation for approval be forthcoming, the matter would be put before the Committee. At that point, Cllrs will be appraised of the site.

Ordinarily, that would include conduct of a group site visit by minibus at which I would also be in attendance. As I hope you can appreciate, normal practice is currently suspended and details of the manner in which this will be done in the short to medium term is currently undetermined, but also contingent upon and evolving in line with Government advice.

I will note however, the request for any site visit to incorporate appreciating the development from the perspective of your property/Glendale Avenue.

In the interim, the case officer and I appreciate the photographs which you have provided in your objection.

Regards,

Mark

Mark Springthorpe BA(Hons) MA(Dist)

(Acting) Planning Manager - Hendon Area Team

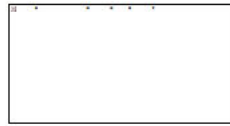
Planning and Building Control

London Borough of Barnet

2 Bristol Avenue, Colindale, London NW9 4EW

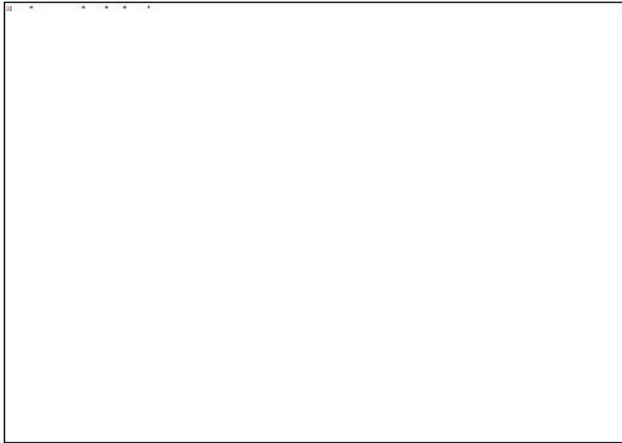
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From: Samuel Bennett [REDACTED]
Sent: 20 May 2020 00:12
To: Brian Gordon [REDACTED]
Cc: Springthorpe, Mark <Mark.Springthorpe@barnet.gov.uk>
Subject: Re: Development on Shelley Close

Apologies,

Please find attached here

On Wed, 20 May 2020, 00:08 Samuel Bennett, [REDACTED] wrote:

Dear Councillor Gordon,

Many thanks for your quick reply.

I have attached my response to the planning application and I have also copied in Mr Springthorpe.

Please can I take this opportunity to invite you both to come and view the proposed development as it will be seen from my property on Glendale Avenue as no one has come to view it from the council and you will no doubt wish to have this information in order to make an informed decision on the matter. Please let me know when will be a convenient time for you to come and see how overbearing and imposing this development will be on the properties in Glendale Avenue.

I look forward to hearing from you,

Yours sincerely,

Samuel Bennett.

On Mon, 18 May 2020, 13:56 Brian Gordon, [REDACTED] wrote:

Dear Sam

If you have received a consultation letter from the Council regarding the application it tells you on there where to send your objection- easiest way is by e mail.

If not, you can anyway send in your objection to the chief planning officer for the Hendon Area (of whichj Edgware is part) - namely mark.springthorpe@barnet.gov.uk

I trust this helps. You can copy your letter to me if you wish

Regards,

CLlr Brian Gordon

Mobile [REDACTED]

From: Samuel Bennett [mailto:[REDACTED]]
Sent: 18 May 2020 13:36
To: Brian Gordon [REDACTED]
Subject: Development on Shelley Close

Dear Councillor Gordon,

I hope you are keeping well.

Further to our telephone conversation a few weeks ago I wanted to get in touch to discuss the proposed development behind my house and to seek some advice on how I can best object to its approval.

I'm not sure if you're familiar with this application but it proposes to build a large property at the end of my garden which would be massively overbearing and impact on my property.

Any advice would be much appreciated

Best wishes,

Sam Bennett

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