

Comment for planning application 6/2021/0072/MAJ

Application Number 6/2021/0072/MAJ

Location Northaw House Coopers Lane Northaw Potters Bar EN6 4NG

Proposal Repair, refurbishment and conversion of Northaw House to form 11 apartments (including refurbishment of existing single caretaker's flat) and underground parking area, the Ballroom Wing to form 2 dwellings, the Stable Block to form 1 dwelling, refurbishment of existing dwelling at Oak Cottage, construction of 2 new Gate Lodge dwellings, 4 new dwellings on the East Drive, 3 new dwellings within the Walled Garden, 7 new dwellings within the Settlement Area, refurbishment of the Walled Garden, refurbishment of access routes and reinstatement of old route, provision of hard and soft landscaping, car parking and supporting infrastructure.

Case Officer Mr William Myers

Organisation

Type of Comment Objection

Type neighbour

Comments I wish to object to this application on the following grounds, namely: 1 Its adverse effect on the green belt, as opined by the consultants working for Cuffley Parish Council, who said: "Northaw successfully contributes to Green Belt purposes & helps to maintain the openness between Cuffley & Northaw". 2 The extent of development creep, which at 27 new homes is twice the size of the 13 new homes submitted in the original 2009 application. 3 The general unaffordability of the new homes e.g. 9 x 4B, which bear all the hallmarks of an insular, gated community. 4. The lack of TPO's, or other protections, to safeguard the existing soft landscape from future development. 5 The increased competition for limited school places - only 15 a year - at the neighbouring NorthawC of E Primary School. If this larger scheme is agreed, then presumably the additional funds generated by the Community Investment Levy (CIL) will be applied to local infrastructure/community improvements

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Attachments