

# **Dartmouth Park Neighbourhood Forum Committee Meeting**

## **Annual General Meeting**

**29<sup>th</sup> June at 7.30 – 9.00pm**

Public meeting at the Highgate Library Civic and Cultural Centre, Croftdown Road, NW5 1HB.

**Apologies:** Nick Bradfield, Valerie Doulton (Vice chair), Kathleen Molnar, Catharine Wells

### **1 Welcome and Introductions**

The Chair, Ilona Hay, welcomed everyone and described the meeting's Agenda.

### **2 Special Guest talks**

The first talk was given by an architect from Piercy and Co., regarding the Highgate Studios site, owned by Hondo. Local residents have been consulted in the design stages. The proposal is that Carker's Lane will become the main pedestrian access from Highgate Road and will ultimately join up with the Murphy's Yard site. It is proposed that Plot A, currently a car park, will be built upon with seven storeys. There is also increased height to Block F. Greening of the site was included in the plans, also double-glazed windows. In the Q and A session, local residents raised concerns about being overlooked by these two proposed buildings.

The second talk was given by Jeremy Walker, Head of Design, Human Nature, about the Phoenix Project in Lewes, Sussex. It comprises a derelict, abandoned iron works on the River Ouse and will create 700 new homes. It is to be built in a sustainable way, with no more than five storeys in height, based on passive house principles. Lewes has medieval timber framed buildings, which lock up carbon. It is proposed that buildings and materials are reused, for the new sustainable homes and buildings. It will be a low traffic neighbourhood with car rental. River flooding will be addressed. It will be a community led project. In the Q and A session, the question of where people would work was asked. Jeremy noted the intention is that there would be work units on site.

### **3 Chair's Update**

DPNF Structure / Activity:

The Planning Group, has a specific Murphy's Yard Working Group.

Greening and Open Spaces Group

Energy Efficiency and Resilience Group (new)

DPNF Winter Talks (new)

Travel and Streets Group (waiting for Camden Council decision this summer)

Committee: There are currently fifteen committee members, two co-opted, three stepping down and one new person has put themselves forward.

DPNF Communications: are via the Website, Newsletters and Next Door.

Partnerships: Links with: other Neighbourhood Forums, Heath and Hampstead Society, Heath Hands, supporting Mortimer Terrace Nature Reserve (MTNR).

Camden Council: use of Community Infrastructure Levy (CIL)

#### **4 Officer's/subcommittee Reports**

*Planning Subcommittee Report: Peter Wickenden and Ben Castell*

Criteria for commenting on planning applications: Significant size, relevance to the DPNF planning policies, with significant or environmental impact, or a precedent.

A design charrette last summer for Murphy's Yard was organised by DPNF. Ben reported that the new designs are still being drawn up.

Peter reported on the care home plans by Harrison Varma for the Mansfield Road former Bowling Club site, New Homes for Small Sites, Haddo House (5-10 homes) and Spencer Rise (6 supported living homes). Local opposition to the latter was expressed by members of the audience who live on the Spencer Rise Estate. Peter expressed concerns over the loss of community facilities with the York Rise nursery becoming a Forest School.

Highgate Studios have applied to develop the site, ultimately Carker's Lane will link to Murphy's Yard. They also propose greening the site, and double glazing the windows, but local residents object to being overlooked by the new 7-storey Block F.

*Treasurer's Report:*

Catharine Wells is stepping down. She has been Treasurer since 2013 when the DPNF was set up. Kathleen Molnar is now interim Treasurer, with Ben Castell as pro-tem authorised signatory. The bank account will change from Co-op to Barclays.

May 17th 2022- 31st May 2023: The opening balance was £4272.40 . £4,000 was for refurbishing the Play snakes and mosaics in the Three Point Park. £272.30 was unrestricted funds from previous donations going back to 2021 as hall hire and refreshments were then covered anonymously.

Account Balance 24/96/23 was **£2187.96**, after adjustments this is expected to be **£112.97**.  
Expected outstanding commitments: £2074.99 (CIL Cheques, Veolia spend, Hall hire).

*Greening Group Report:*

Kathleen Molnar has obtained funding from Veolia for tree pit planting of bulbs and wildflowers from the autumn of 2023. Also, the labelling of trees is encouraged using Camden's tree map. Activities included: working with schools, hedgehog tracking with the Heath and Hampstead Society and Heath Hands, planting bulbs in tree pits and on the Whittington Estate.

Tree Report: Eileen Willmott commented on the Dartmouth Park tree applications. Most were for much needed tree maintenance, crown reductions or pruning. The DPNF area is similar to that of the Dartmouth Park Conservation Area (DPCAAC), therefore planning rules have to be followed. Planning permission is needed to work on a tree with a trunk diameter of 75mm at a height of 1.5m. Camden Council have produced a 'Trees in Camden Map' which lists the trees in our area, it is very useful for tree labelling.

### *Sustainability Group Report: Maya de Souza*

Looked at energy efficiency and resilience, in response to Camden's Local Plan and the Cost of Living crisis. Home insulation and heat pumps were proposed to be approved. Response to Local Plan submitted in January 2023.

### *Community Infrastructure Levy (CIL) Project Report:*

CIL funded projects included the partial refurbishment of the play snakes and mosaics in the Three Point Park. Kathleen Molnar organised the seasonal street lights for Swains Lane and Highgate Road, with extra ones for York Rise at Christmas 2023. Highgate Fold- Greening the Highgate Road shops: Drawings have been produced by a team organised by Ilona Hay, local stakeholders and the public have been consulted. The next step is to form a Working Group and look into fundraising.

## **5 Election of the Committee**

*Goodbye and thank you to:*

- Maya da Sousa: ex-chair, Energy and Resilience, Local Plan response
- Fabian Watkinson: planning subgroup
- Catharine Wells: outgoing Treasurer, Greening Group lead, DPNF rep on Waterlow Park Park Trust Advisory Group (TAG)
- Eileen Willmott: Tree Planning applications, liaison with DPCAAC, plant tree pit bulbs with Greening Group, DPCAAC rep on TAG, MTNR. (Eileen will still comment on the tree applications and be involved with planting tree pits, labelling trees, TAG, Heath Hands and HNCC working group).

*Proposed Committee – and current activity*

1. Nick Bradfield: Planning, Heath and Hampstead Committee (liaison), DPCAAC
2. Ben Castell: Murphy's Yard
3. Valerie Doulton: Vice Chair, RA liason, Greening Group, new DPNF rep on TAG
4. Ilona Hay: Chair, Planning, Highgate Road project, MTNR
5. Jessica Jacobs: web, Community engagement, Murphys Yard, Highgate Rd, Social Hsing, MTNR
6. Richard Keep: Planning
7. Paul Mitchell: Energy and resilience
8. Kathleen Molnar: Treasurer, Communications lead, Greening and open Spaces, Seasonal Lights
9. Emily O'Mara: Murphys Yard, Highgate Rd, Community engagement/posters, Social Hsing, MTNR
10. Agnieszka Slominska-Karachuk, Whittington Estate, Greening
11. Angele T: Highghate Road project, various liaison
12. Joanna van Heyningen: Planning, Energy efficiency and resilience
13. Peter Wickenden: Planning, Small Sites

**6 AOB:** None