

# Feedback from consultation

25 Hammond Street

## Summary of consultation

In October 2023, we ran a consultation with local residents around Hammond Street about the proposed sale of a small piece of land at 25 Hammond Street. The land is currently used as a depot by E & D Roofing. The Council is seeking to sell this land to raise funds for the New Homes for Small Sites programme, which aims to build new affordable homes for Social Rent and Camden Living Intermediate Rent. This programme includes places in your neighbourhood such as Raglan Street and Bernard Shaw Foster Court Estates.

This leaflet provides a summary of the key feedback we received during the consultation. As a result of the comments received, we are taking some time to consider the issues raised and have not made a decision about the proposed sale of the land yet.

## Your feedback

Thank you to everyone who sent comments on our consultation about the proposed sale of the land at 25 Hammond Street.

We appreciate you taking the time to share your thoughts. Please see below for a summary of the feedback we received, and our responses.

Your feedback	Our response
The business and organisation on this site are pillars of the local community and valued by many residents	We have are currently speaking with the tenants on the site to explore options for the future of their businesses. As a result, <b>we have not made a decision about the proposed sale</b> and will provide further information on next steps in the new year.
Is a housing development suitable for this site?	Camden recently produced a Planning Statement which shows any potential development would be small in scale (1-2 homes) and <b>any developer would need to consult with the local community</b> as part of the planning process.
What will happen to trees on the site if a developer were to build?	Any potential development would need to go through the planning application process, and the impact of any proposals <b>on the trees on site would be considered through this process.</b>
Is selling this land just a short-term gain?	The sale of this land would help to directly fund a wider programme of <b>long-term investment in affordable housing for social and intermediate rent</b> for Camden residents.
How would a developer address the fact that the site is in a conservation area?	Any <b>potential development would need to go through the planning application process</b> , and the site's position within a conservation area would be considered in this. Residents would have the opportunity to comment on any planning application.

## Outcome and next steps

We have listened to residents and businesses and are considering your feedback on the proposed sale of the site. As a result, we have not made a decision about the outcome of the proposed sale, and will take some time to look at the queries raised through consultation before deciding if a sale will go ahead.

We will write to you again in the new year to share updates from our further research and engagement with the tenants on the site.

In the meantime, if you have any questions about the sale of this site, please email us at [NewHomesSmallSites@camden.gov.uk](mailto:NewHomesSmallSites@camden.gov.uk) or call us on **020 7974 8792**.