

Our Ref: 3161/JF/LT20230913

22<sup>nd</sup> September 2023

Development Management  
London Borough of Camden  
5 Pancras Square  
Kings Cross  
London  
N1C 4A6

**Via Planning Portal**

Dear Sir/Madam,

**DEMOLITION OF EXISTING DWELLING AND ERECTION OF REPLACEMENT DWELLING  
WITH BASEMENT – 13 KEMPLAY ROAD, NW3 1TA**

On behalf of our client we hereby submit an application for the 'demolition of existing dwelling and erection of a replacement dwelling incorporating a basement' at 13 Kemplay Road, Hampstead.

The application is submitted via the Planning Portal (PP-12457313) and is accompanied by the following material:

- Application Form
- CIL Form
- Site Location Plan – 1923-EX-00-009
- Existing, demolition and proposed drawings (schedule enclosed)
- Planning and Heritage Statement, MRPP
- Design and Access Statement, CBA
- Construction Management Plan
- Basement Impact Assessment and Structural Method Statement, Constant SD
- Basement Impact Assessment, H Fraser Consulting
- BIA Audit Form
- Tree Technical Note, Arboricultural Implications Assessment and Tree Protection Plan, Tretec
- Energy and Sustainability Assessment, SRE
- Accessibility Statement, incorporated within DAS
- Daylight and Sunlight Assessment Technical Note, AWH

The application benefits from a 'free go' following the refusal of application 2022/1137/P on 19<sup>th</sup> May 2023, in accordance with Regulation 9 of the Fees Regulations (2012).

Yours faithfully,



**Jessica Ferguson**

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**MRPP**  
**MARTIN ROBESON**  
**PLANNING PRACTICE**

*Town Planning Consultants*  
*Development Advocacy*

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13 KEMPLAY ROAD  
**DRAWINGS SCHEDULE**

**Existing**

<b>Existing Drawing Title</b>	<b>Drawing Number</b>
Location Plan	1923-EX-00-009
Site Plan	1923-EX-00-010
Ground Floor Plan	1923-EX-00-100
First Floor Plan	1923-EX-00-101
Second Floor Plan	1923-EX-00-102
Roof Plan	1923-EX-00-103
Section AA	1923-EX-00-201
Section BB	1923-EX-00-202
North and South Elevations	1923-EX-00-301
East Elevations	1923-EX-00-302
Streetscene	1923-EX-00-303
Demolition plan	1923-EX-00-111

**Proposed**

<b>Proposed Drawing Title</b>	<b>Drawing Number</b>
Site Plan	1923-PR-00-011
Basement Plan	1923-PR-00-099
Ground Floor Plan	1923-PR-00-100
First Floor Plan	1923-PR-00-101
Second Floor Plan	1923-PR-00-102
Roof Plan	1923-PR-00-103
Section AA	1923-PR-00-201
Section BB	1923-PR-00-202
North and South Elevations	1923-PR-00-301
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Streetscene	1923-PR-00-303