

Our ref: CP-0046  
14 June 2024

Jessica McDonnell-Buwalda  
Planner - Conservation Officer  
London Borough of Camden  
5 Pancras Square  
London  
N1C 4AG

Dear Ms McDonnell-Buwalda,

**Application for Listed Building Consent for minor internal alterations to Apartment 3-08, St Pancras Chambers, Euston Road, London NW1 2AR**

**Planning Application Ref: 2024/1484/L**

On behalf of the Applicant, Jordan James Fink, please find enclosed updated documents relating to the application for listed building consent for the following internal works to Apartment 3-08 within the Grade I listed St Pancras Chambers building at Euston Road, Camden NW1 2AR:

*"Internal alterations to floor finishes, creation and removal of partition walls, and reconfigurations to the modern kitchen and bathrooms fittings."*

The following updated information is enclosed to assist the Council in determining this application:

- **Existing Drawings** – prepared by Lanyon Development:
  - 001 Rev P.01 – Site Location Plan and Block Plan;
  - 002 Rev P.03 – Existing Main Floor Plan;
  - 003 Rev P.03 – Existing Storage Level Plan;
  - 004 Rev P.03 – Existing Elevation/Section A-A;
  - 005 Rev P.03 – Existing Elevation/Section B-B; and
  - 006 Rev P.03 – Existing Elevation/Section C-C
  
- **Proposed Drawings** – prepared by Lanyon Development:
  - 007 Rev P.05 – Demolition Plan;
  - 008 Rev P.05 – Proposed Main Floor Plan;
  - 009 Rev P.05 – Proposed Storage Level Plan;
  - 010 Rev P.05 – Proposed Elevation/Section A-A;
  - 011 Rev P.06 – Proposed Elevation/Section B-B;
  - 012 Rev P.04 – Proposed Elevation/Section C-C;



013 Rev P.05 – Proposed Elevations/Sections D-D and E-E;  
014 Rev P.05 – Proposed Elevation/Section F-F;  
Rev P.03 – Proposed Elevations/Sections G-G and H-H;  
016 Rev P.03 – Proposed Elevations/Sections I-I and J-J;

- **Design and Heritage Statement** – prepared by Causeway Planning;

It should also be noted that this listed building application is retrospective insofar as it will allow for remediation of the following full list of works, which were recently undertaken at the property:

- The modern wooden floor in the living/kitchen/dining room and the carpeting in both bedrooms have been removed and floors made good where needed to accommodate a new wooden floor finish on top of an acoustic underlay throughout. The new flooring is near complete except for in the hallway of the master bedroom;
- The modern partition walls and internal fixtures and fittings to the ensuite bathroom in the master bedroom have been removed and a new full height / width partition wall has been installed and boarded with plaster. A cornice has also been installed on this new partition wall to match the existing cornice on the other walls within the master bedroom;
- The existing door/frame/architrave to main bathroom has been re-positioned on the modern partition wall and altered from a hinged to a pocket/sliding door;
- The modern fixtures and fittings within the main bathroom have been removed and new first-fix plumbing has been installed and wall and ceilings boarded;
- The modern tiled flooring in the main and ensuite bathrooms have been removed and the floors made good in readiness for a new tiled floor finish (which has yet to be installed);
- The modern kitchen worktops / cupboards have been removed and replaced with a new kitchen (including kitchen island). Worktops and splashback as well as final appliances have yet to be installed;
- The picture rail around the perimeter of the kitchen / living room has been removed and replaced with a new picture rail that features LED lighting. A new picture rail the same as the kitchen / living room has also been installed in the master bedroom; and
- Preparations for the painting and decorating of walls and ceilings has begun in both bedrooms



LBC – Apartment 3-08 St Pancras Chambers - PP-12962086  
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We trust that the updated information will now enable you to determine this application at the earliest opportunity and is also sufficient for you to support the proposals. Should you have any queries pertaining to the application please do not hesitate to contact the undersigned.

Yours faithfully,

**Philip Dunphy**  
On behalf of Causeway Planning