

Camden Council
Planning - Development Control
Camden Town Hall
London
WC1H 8ND

Date: 5 November 2024
Our ref: 14774/03/MLW/LB/32835818v3
Your ref: PP-13413340

Dear Sir/Madam

Full Planning Application and Listed Building Consent for the Refurbishment and Change of Use of 14 Red Lion Square, Camden, WC1R 4QH.

On behalf of our client 13-17 Red Lion Square LLP, we enclose a full planning application and Listed Building Consent application for the following development at 14 Red Lion Square, Camden, WC1R 4QH:

“Refurbishment and change of use of 14 Red Lion Square from class E Office use to class C3 Residential, as one self-contained family dwelling”.

The proposal involves the refurbishment and change of use of a Grade II Listed building within a conservation area from Class E Office use to a Class C3 Residential dwellinghouse, as it was originally designed and constructed.

Application Submission

This application has been submitted via the Planning Portal (ref. PP-13413340) and comprises the following:

- Application Forms and Notices;
- CIL Additional Information Form;
- Covering Letter (this letter), prepared by Lichfields;
- Application drawings prepared by HWO Architects (see drawing schedule at Annex 1);
- Planning Statement prepared by Lichfields;
- Design and Access Statement (‘DAS’), prepared by HWO Architects;
- Room by Room Schedule, prepared by HWO Architects;

- Heritage Impact Assessment, prepared by Lichfields;
- Marketing Evidence Report, prepared by MetSpace; and
- Air Quality Assessment (ref. Y740-008), prepared by Ardent.

A payment to cover the Council's planning application fee of £578 (plus £70 requisite Planning Portal fee) has been paid via the Planning Portal.

Summary

The proposal will generate significant heritage benefits and the provision of a high quality family-sized dwelling in a highly sustainable location in place of surplus office accommodation.

We look forward to receiving confirmation of receipt and validation of the application. Should you require any further information or clarification, please do not hesitate to contact me or my colleagues Alice Green or Felix Charteris.

Yours sincerely



Owain Nedin
Planning Director
BA (Hons) MSc MRTPI

Annex 1: Drawing Schedule

Table 1

Drawing title	Drawing number	Revision number
Location Plan	001	-
Block Plan	002	-
Existing Lower Ground Floor Plan	010	-
Existing Ground Floor Plan	011	-
Existing First Floor Plan	012	-
Existing Second Floor Plan	013	-
Existing Third Floor Plan	014	-
Existing Roof Plan	015	-
Existing Section AA	020	-
Existing Section BB	021	-
Existing Red Lion Square Elevation	030	-
Existing Rear Elevation	031	-
Proposed Lower Ground Floor Plan	110	A
Proposed Ground Floor Plan	111	-
Proposed First Floor Plan	112	-
Proposed Second Floor Plan	113	-
Proposed Third Floor Plan	114	-
Proposed Roof Plan	115	-
Proposed Section AA	200	-
Proposed Section BB	201	-
Proposed Red Lion Square Elevation	300	-
Rear Elevation - Demolition extent	301	A
Proposed Rear Elevation	302	A