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Development Management
Camden Town Hall Extension
Argyle Street
London WC1H 8EQ

Application to determine if prior approval is required for a proposed: Installation or alteration of solar equipment on domestic premises

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 14, Class A

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

51

Suffix

Property Name

Address Line 1

Fitzroy Park

Address Line 2

Address Line 3

Camden

Town/city

London

Postcode

N6 6JA

Description of site location must be completed if postcode is not known:

Easting (x)

527779

Northing (y)

187021

Description

Applicant Details

Name/Company

Title

Mr

First name

Michael

Surname

Hogarth

Company Name

Auditel Ltd

Address

Address line 1

51 Fitzroy Park

Address line 2

Pinchbeck

Address line 3

Town/City

London

County

Camden

Country

United Kingdom

Postcode

N6 6JA

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

Secondary number

Fax number

Email address

Eligibility

Permitted development rights are subject to conditions set by legislation to ensure that only appropriate proposals are eligible.

The need to apply to the Local Planning Authority to see if prior approval is required is one such condition.

The questions below will help determine if the proposals are eligible for this permitted development right.

For solar proposals, there are several different permitted development rights, each covering specific types of work. Therefore, if not eligible for this one, you may:

- be eligible for a different solar permitted development right;
- not require prior approval;
- require an application for planning permission.

General

Is this application for the installation, alteration or replacement of microgeneration solar PV or solar thermal equipment on -

- (a) a dwellinghouse or a block of flats; or
(b) a building situated within the curtilage of a dwellinghouse or a block of flats?

☒ Yes

☐ No

Note: 'Microgeneration' in this context means that the total installed capacity of any equipment should not exceed:

- (a) in relation to the generation of electricity, 50 kilowatts;
(b) in relation to the production of heat, 45 kilowatts thermal.

Is any part of the site designated as scheduled monument?

☐ Yes

☒ No

Would the solar equipment be installed on a building which is within the curtilage of a block of flats or dwelling house which is a listed building?

☐ Yes

☒ No

Would the development be, so far as practicable, sited to minimise the effect on the external appearance of the building and amenity of the local area, and be removed as soon as practicable when no longer needed?

☒ Yes

☐ No

Type of Work

Would the proposed solar PV or solar thermal equipment be situated on a:

☐ Pitched Roof

☒ Flat Roof

☐ Wall

Flat Roof

Would the highest part of the proposed solar PV or solar equipment be more than 0.6 metres higher than the highest part of the roof (excluding any chimney)?

☐ Yes

☒ No

Would the proposed equipment be installed on a building situated:

- in a conservation area;
- in an area of outstanding natural beauty;
- in an area specified by the Secretary of State for the purposes of enhancement and protection of the natural beauty and amenity of the countryside;
- in the Broads;
- in a National Park;
- in a World Heritage Site?

☒ Yes

☐ No

Description

Please describe the proposed development

The property is number 51 Fitzroy Park which is a private road. The site is located on private open space known as 'Fitzroy Open Space' a large space adjacent to the eastern edge of Hampstead Heath. The site is within the Highgate Village Conservation Area and is not listed. The proposed design uses the upper section of roof only and consists of 18 Trina Solar Vertex S panels each rated at 450W giving a total capacity of 8.1 kWp. The solar design proposes a mounting rail which will allow a module tilt of up to 10° while keeping the height of the module well below the new maximum distance from the roof itself. The specification indicates that the highest edge of the modules will be around 270mm from the roof surface.

Please provide details of any impact of the solar equipment on the land and how this will be mitigated. This should also identify and address the land's designation(s) as:

- conservation area;
- area of outstanding natural beauty;
- an area specified by the Secretary of State for the purposes of enhancement and protection of the natural beauty and amenity of the countryside;
- the Broads;
- a National Park;
- a World Heritage Site.

The proposed building is higher than surrounding buildings with a boundary ledge around the perimeter of the roof, with the installation maximum height from the roof surface at 270mm this should mitigate any impact from site and glare at ground level and maintaining the area's natural beauty.

Site information

Please note: This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

Title number(s)

Please add the title number(s) for the existing building(s) on the site. If the site has no title numbers, please enter "Unregistered".

Title Number:

5173664

Energy Performance Certificate

Do any of the buildings on the application site have an Energy Performance Certificate (EPC)?

☐ Yes

☒ No

Superseded consents

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[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

Does this proposal supersede any existing consent(s)?

☐ Yes

☒ No

Development Dates

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When are the building works expected to commence?

02/2025

When are the building works expected to be complete?

02/2025

Scheme and Developer Information

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Scheme Name

Does the scheme have a name?

☒ Yes

☐ No

Please enter the scheme name

51 Fitzroy Park

Developer Information

Has a lead developer been assigned?

☒ Yes

☐ No

Please enter the company name

First Solar PV

Is the lead developer a registered company in the UK?

- ☒ Yes
☐ Registered in another country
☐ No

Environmental Impacts

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Community energy

Will the proposal provide any on-site community-owned energy generation?

- ☐ Yes
☒ No

Heat pumps

Will the proposal provide any heat pumps?

- ☐ Yes
☒ No

Solar energy

Does the proposal include solar energy of any kind?

- ☒ Yes
☐ No

Total Installed Capacity (Megawatts)

7.29

Passive cooling units

Number of proposed residential units with passive cooling

0

Emissions

NOx total annual emissions (Kilograms)

0.00

Particulate matter (PM) total annual emissions (Kilograms)

0.00

Greenhouse gas emission reductions

Are the on-site Green House Gas emission reductions at least 35% above those set out in Part L of Building Regulations 2021?

- ☒ Yes
☐ No

Green Roof

Proposed area of 'Green Roof' to be added (Square metres)

0.00

Urban Greening Factor

Please enter the Urban Greening Factor score

0.00

Residential units with electrical heating

Number of proposed residential units with electrical heating

0

Reused/Recycled materials

Percentage of demolition/construction material to be reused/recycled

0

Declaration

I/We hereby apply for Prior Approval: Installation or alteration of solar equipment on domestic premises as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

MICHAEL MICHAELHOGARTH

Date

22/11/2024