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

Application for a Lawful Development Certificate for an Existing Use or Operation or Activity, including those in breach of a planning condition

Town and Country Planning Act 1990 (as amended)

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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

David

Surname

Silk

Company Name

Camden Lock Properties Ltd

Address

Address line 1

Suite 1

Address line 2

87A Old Church Rd

Address line 3

Town/City

Chingford

County

London

Country

England

Postcode

E4 6ST

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

***** REDACTED *****

Fax number

***** REDACTED *****

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mr

First name

David

Surname

Silk

Company Name

Camden Lock Properties Ltd

Address

Address line 1

Suite 1

Address line 2

87A Old Church Rd

Address line 3

Town/City

Chingford

County

Country

United Kingdom

Postcode

E4 6ST

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Reason for Lawful Development Certificate

Please indicate why you are applying for a lawful development certificate

- ☐ An existing use
- ☐ Existing building works
- ☒ An existing use, building work or activity in breach of a condition

Being a use, building works or activity which is still going on at the date of this application.

If Yes, to either 'an existing use' or 'an existing use in breach of a condition', please select the relevant Use Class.

C3 - Dwellinghouses

Description of Existing Use, Building Works or Activity

Please fully describe each existing use, building works or activity for which you want the lawful development certificate. Where appropriate, show to which part of the land each use, building works or activity relates

Flat 20 Thirlmere is a purpose built four bed 95 sqm flat on the 4th floor of 5 story block of 30 flats. The property is of cavity masonry construction, the roof is flat felt. Camden Lock Properties Ltd (CLP Ltd) are the Leaseholders of this apartment.

Existing use is residential.

The balcony had been enclosed in the past which resulted in an enlarged kitchen area, a boiler had been installed within the balcony area and a front entrance door installed without any permission from the Council who have written to CLP Ltd requesting that these breaches are corrected.

-To rectify this the windows enclosing the balcony have been removed and surround repaired.

-The front entrance door and frame have been removed and a new certified front entrance fire door set has been installed by a 3rd party certified fire door installer.

-An external boiler cover has been fitted to existing boiler and pipe work to protect from open balcony and a replacement flu run in new position.

-Existing balcony electrics and lighting replaced with external electrics and fittings.

-A fire safe external door set has been installed between the kitchen and balcony to separate areas.

Carson Thompson (Camden Council Contract Building Surveyor) has advised and supervised with the above works and we have submitted a Building Regularisation Certificate Application Form on 7th December 2024.

We require a Certificate of Lawfulness to certify the work that has been carried out to remedy the alterations breach that had been carried out

Grounds for application for a Lawful Development Certificate

Under what grounds is the certificate being sought

- ☐ The use began more than 10 years before the date of this application
- ☐ The use, building works or activity in breach of condition began more than 10 years before the date of this application
- ☐ The use began within the last 10 years, as a result of a change of use not requiring planning permission, and there has not been a change of use requiring planning permission in the last 10 years
- ☒ The building works (for instance, building or engineering works) were substantially completed more than four years before the date of this application.
- ☐ The use as a single dwelling house began more than four years before the date of this application
- ☒ Other - please specify (this might include claims that the change of use or building work was not development, or that it benefited from planning permission granted under the Act or by the General Permitted Development Order).

If the certificate is sought on 'Other' grounds please give details

The balcony had been enclosed in the past which resulted in an enlarged kitchen area, a boiler had been installed within the balcony area and a front entrance door installed without any permission from the Council who have written to CLP Ltd requesting that these breaches are corrected.

Is the certificate being sought for a use, operation, or activity in breach of a condition or limitation?

- ☒ Yes
- ☐ No

Reference number

CLS/LIT/AC/1967.4

Condition number

CLS/LIT/AC/1967.4

Date (must be pre-application submission)

07/12/2024

Please state why a Lawful Development Certificate should be granted

-To rectify this the windows enclosing the balcony have been removed and surround repaired.

-The front entrance door and frame have been removed and a new certified front entrance fire door set has been installed by a 3rd party certified fire door installer.

-An external boiler cover has been fitted to existing boiler and pipe work to protect from open balcony and a replacement flu run in new position.

-Existing balcony electrics and lighting replaced with external electrics and fittings.

-A new external door set has been installed between the kitchen and balcony to separate areas.

Carson Thompson (Camden Council Contract Building Surveyor) has advised and supervised with the above works and we have submitted a Building Regularisation Certificate Application Form on 7th December 2024.

Information in support of a Lawful Development Certificate

When was the use or activity begun, or the building works substantially completed (date must be pre-application submission)?

25-10-2024

In the case of an existing use or activity in breach of conditions has there been any interruption?

- ☐ Yes
☒ No

In the case of an existing use of land, has there been any material change of use of the land since the start of the use for which a certificate is sought?

- ☐ Yes
☒ No

Residential Information

Does the application for a certificate relate to a residential use where the number of residential units has changed?

- ☐ Yes
☒ No

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:
NGL666523

Energy Performance Certificate

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

- ☒ Yes
☐ No

Please enter the reference number from the most recent Energy Performance Certificate (e.g. 1234-1234-1234-1234-1234)

7301-3912-3200-6219-9204

Further information about the Proposed Development

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.](#)

What is the Gross Internal Area to be added to the development?

0.00

square metres

Number of additional bedrooms proposed

0

Number of additional bathrooms proposed

0

Vehicle Parking

Please note: This question contains additional requirements specific to applications within Greater London.

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.](#)

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces?

☐ Yes

☒ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes

☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

☐ The agent

☒ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes

☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

16/01/2025

Details of the pre-application advice received

Correct form to use for application and fee required.

Carson Thompson (Camden Council Contract Building Surveyor) has liaised with our building contractor throughout to ensure compliance.

Interest in the Land

Please state the applicant's interest in the land

- ☐ Owner
☒ Lessee
☐ Occupier
☐ Other

If Lessee or Occupier, please give details of the owner and state whether they have been informed in writing of this application

***** REDACTED *****

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
☒ No

Declaration

I/We hereby apply for Lawful development: Existing use 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

David Silk

Date

22/01/2025