

Application N	Consultees Name	Recipient Address	Received	Comment	Response
2025/1650/P	Peter Schaufuss	63 Endell Street	28/05/2025 22:53:15	OBJ	<p>The Applicant Details Mr Andrea Cacchioli The Company Name should be AEC Investment Ltd. Da Mario Restaurant does not exist as a registered company.</p> <p>The property name on the Site Location at the application should state Da Mario.</p> <p>The Freeholder Mr. Corrado &amp; Mrs. Maria Solimini, 4 Freston Gardens, Barnet EN4 9LX should be on the application as the applicant does not have ownership of the outside area where equipment, extractor fan and flue is placed.</p> <p>The application must specify that it is for the ground floor commercial unit.</p> <p>We the residential long lease owners at 63 Endell Street are not the applicant and were not informed in writing by the applicant of this application.</p> <p>We should have been consulted to comment on the REDACTED details to validate its contents.</p> <p>The applicant refers to the use or activity begun or the building works substantially completed 14/04/1963. This information is not correct.</p> <p>In 1986 there were plans for a kitchen with no ducting on the ground floor level only. A commercial kitchen was illegally installed on top of 2 manholes owned by Thames Waters in the basement some time thereafter.</p> <p>Camden Environmental Constraints: You cannot do alterations to a basement or light well, without Planning Permission. The Articles 4 Direction applies to the whole of the London Borough of Camden.</p> <p>The ducting, extractor fans and flue were all installed to facilitate the use of the basement kitchen.</p> <p>The ducting was re-routed with a new installation just 9 years ago with the extractor fan motor replaced more recently a few years ago in 2023.</p> <p>The large extractor unit over the kitchen prep area was installed during a major renovation in December 2024 - January 2025.</p> <p>New A/C cassette units in the ceiling and wall inside the restaurant and two new air conditioners on the flat roof at the rear of the property were also installed during the major renovation in December 2024 – January 2025.</p> <p>The application is vague, misleading and not accurate.</p> <p>The commercial ducting runs directly under our floorboards at the full length of our residential</p>

Application N	Consultees Name	Recipient Address	Received	Comment	Response
					<p>dwelling.</p> <p>The ducting has been installed without any fire protection between the restaurant and our residential dwelling.</p> <p>The equipment, extractor fan and flue attached to our property outside is unmaintained.</p> <p>The flue is installed all the way up on the facade at the back of the Listed Building and bolted into our demise has not been maintained or cleaned.</p> <p>There are no Installation Certificates in place, no Planning Permission or Listed Building Consent, no Completion Certificate.</p> <p>The installation has been concealed and unlawful.</p> <p>There is a Health &amp; Safety and major Fire risk on site.</p>

---