

DP3329/SH/TJH

13th February 2014

2014/1310/new DP9

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18 FEB 2014

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**FAO Neil Quinn**

Dear Sir/ Madam,

**APPLICATION FOR PLANNING PERMISSION  
TOWN & COUNTRY PLANNING ACT 1990 (AS AMENDED)**

18 FEB 2014

**17-19 CHALTON STREET, NW1 1JD**

On behalf of our client KCC1 Ltd we enclose an application for planning permission at the aforementioned site.

**Development Proposals**

This planning application seeks permission for the following:

*"Erection of a part-1, part-2 storey extension at the rear of no.s17-19 Chalton Street to provide 2 no. additional HMO bedrooms at no.17 and 2 no. additional HMO bedrooms at no.19, the associated change of use of the rear ground and upper floors from two separate C4 HMOs to two separate large (Sui Generis) HMOs, and other associated works".*

This submission is the culmination of detailed pre-application discussions with Camden Council. The application proposes a minor extension at the rear of both properties to increase the number of bedrooms in each of the two HMOs. This will result in both HMOs increasing their number of bedrooms over the total of 6 allowed by their existing C4 use class and therefore the proposal also seeks the change of use of both properties from C4 HMO to large (Sui Generis) HMO. The proposal has been designed with full regard to the neighbouring context of the area and pre-application feedback.

Full descriptions of the proposals are provided within the enclosed documents.

**Planning Application Submission**

Please find enclosed four copies of the following:

- Application forms including Certificate A (signed and dated 13.02.14).



- Site Location Plan, scaled at 1:100 @ A3, prepared by David Gallagher Associates.
- Design and Access Statement, prepared by David Gallagher Associates, including the following appendices;
  - Appendix 1 – Drawings and Photographs of Site Context
  - Appendix 2 – Existing Drawings
  - Appendix 3 – Proposed Drawings
- Planning Statement, prepared by DP9 (dated February 2014)
- Daylight and Sunlight report, prepared by Devla Patman Redler (dated January 2014)

A cheque for £385 made payable to the London Borough of Camden is also enclosed in respect of the planning application fee.

We trust that you have sufficient information to progress this application and look forward to receiving confirmation of registration and validation due course. If you have any queries or require any further information, please contact Sam Hine or Tom Hawkley of this office.

Yours faithfully

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