

SJH/JT/DP2678

19th December 2013

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Dear Mr Markwell,

187 KENTISH TOWN ROAD, LONDON, NW1 8PD.

On behalf of our client, Redview Properties Ltd, please find enclosed an application for full planning permission for the redevelopment including façade retention and partial demolition of 187 Kentish Town Road. This application proposes to redevelop the existing building whilst retaining the façade, to form a 5 storey building comprising a cinema (D2) at ground floor, with associated ancillary café and bar facilities, and 12 residential units on the upper floors.

The application seeks full planning permission for the following:

Redevelopment of the existing building whilst retaining the existing façade to provide a five storey building comprising; cinema (D2) use at ground floor with a ancillary café and bar, and 12 residential units (C3) above together with landscaping and associated enabling works.

Please find enclosed 2 hard copies and 1 electronic copy of the following documents, which collectively comprise the application:

- Forms and certificates prepared by DP9;
- CIL information form prepared by DP9;
- Site location plan prepared by Allies and Morrison Architects (included in A3 drawing pack);
- Planning Application Drawings prepared by Allies and Morrison Architects;
- Design and Access Statement prepared by Allies and Morrison Architects;



- Planning Statement prepared by DP9;
- Townscape and Heritage Assessment prepared by Peter Stewart Consultancy;
- Sustainability and Energy Statement (including CfSH Pre-Assessment) prepared by Atelier Ten;
- Transport Statement prepared by TTP Consulting;
- Draft Construction Management Documentation prepared by Sheldon Construction;
- Affordable Housing Statement prepared by DS2;
- Daylight and Sunlight Assessment prepared by Shroeders Begg;
- Acoustic Assessment prepared by Mach Acoustics;
- Arboricultural Assessment prepared by Tree Works;
- Statement of Community Involvement prepared by Allies and Morrison Urban Practitioners; and
- Planning Performance Agreement (agreed with LB C on 19th December 2013).

A cheque for £6,160 made payable to the London Borough of Camden is enclosed to cover the cost of the planning application fee. A further cheque for £13,000 for the PPA is enclosed with the first application, for 9 residential units above a flexible retail unit at ground floor, which is submitted under separate cover.

We trust that the accompanying material is in order and look forward to confirmation that the application has been registered. Should you have any queries regarding the enclosed documents, please contact Jenny Turner or Sam Hine at the above office.

Yours sincerely,

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Encs.