

Email: planning@camden.gov.uk Phone: 020 7974 4444 Fax: 020 7974 1680

Application for Planning Permission and for relevant demolition of an unlisted building in a conservation area Town and Country Planning Act 1990

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.

1. Applicant Na	ime, Address and	Contact Details						
Title: Mr	First name: Ro	bert	Surname: Hod	es				
Company name	Property Scouts							
Street address:	39 Burnt Oak Broadwa	ау		Country Code	National Number	Extension Number		
			Telephone number:					
			Mobile number:					
Town/City	Edgware		Fax number:					
County:	Middlesex							
Country:	ик		Email address:					
Postcode:	HA8 5JZ							
Are you an agent ac	ting on behalf of the a	pplicant? (Yes (No					
2. Agent Name	, Address and Cor	ntact Details						
Title: Mr	First Name: Ro	bert	Surname: Ellis					
Company name:	Norton Ellis Architects							
Street address:	14 Baltic Street East			Country Code		Extension Number		
			Telephone number:		020 7490 3142			
			Mobile number:					
Town/City	London		Fax number:					
County:								
Country:	United Kingdom		Email address:			1		
Postcode:	EC1Y OUJ		rel@nortonellis.co.uk					
3. Description	of the Proposal							
Please provide a de	scription of the propos	al, including details of the proposed demoliti	on:					
Demolition of rear yard external W/C Construction of new rear extension at ground, first floor & mezzanine levels. Formation of a new ground level WC exclusively for the retail unit. Enlarged and refurbished residential unit will be located at First floor and rear. Refurbished residential unit will be located at Basement Level. The residential units at second & third floors will be refurbished to provide proper cooking and bathroom facilities. The property will be generally refurbished throughout.								
Has the building, we change of use alrea		🔿 Yes 💿 No						

4. Site Addres	s Details			
Full postal address	s of the site (inc	uding full postcode where	e available)	Description:
House:	28	Suffix:		
House name:				
Street address:	Tottenham S	treet		
Town/City:	London			
County:				
Postcode:	W1T 4RH			
Description of loca (must be complete				
Easting:	5296	75		
Northing:	1815	75		
5. Pre-applica				
Has assistance or p	prior advice bee	n sought from the local au	uthority about this application	on? C Yes 💿 No
6. Pedestrian	and Vehicle	Access, Roads and I	Rights of Way	
ls a new or altered	vehicle access	proposed to or from the p	ublic highwav?	Yes No
		ess proposed to or from th		○ Yes ● No
		be provided within the sit		~ ~ ~
-				
-		f way to be provided within	-	Yes No
Do the proposals r	equire any dive	rsions/extinguishments ar	nd/or creation of rights of w	/ay? C Yes O No
7. Waste Stora	ige and Col	ection		
Do the plans incor	norate areas to	store and aid the collectio	on of waste?	• Yes O No
If Yes, please provi	•		on of waste:	
		g 250-036. this will also be	e used for recycling storage.	
Have arrangemen	ts been made fo	or the separate storage and	d collection of recyclable wa	aste? C Yes O No
8. Authority E	mployee/M	ember		
(b) an e (c) rela	e Authority, I ar ember of staff elected membe ted to a membe ted to an electe	r er of staff ed member	o any of these statements ap	oply to you? O Yes O No
9. Explanation	n for Propos	ed Demolition Worl	k	
		l or part of the building(s) a		
The existing extern In order to create p internal access from	proper WC facil	ties for the retail unit it is r	accommodation for the ex necessary to raise the groun	isting ground floor retail unit. d in the yard and build a new structure in this area. The new WC will have direct
10. Materials				
Please state what	materials (inclu	ding type, colour and nam	ne) are to be used externally	(if applicable):
Walls - description			5	
Description of exis		nd finishes:		
Facing Brickwork Description of <i>prop</i>	nosed materials	and finishes		
Painted brickwork				
<u> </u>	~			

10. (Materials continued)	
Roof - description:	
Description of <i>existing</i> materials and finishes:	
Slate	
Description of <i>proposed</i> materials and finishes:	
zinc	
Windows - description:	
Description of <i>existing</i> materials and finishes:	
timber single glazed	
Description of <i>proposed</i> materials and finishes:	
polyester powder coated aluminium double glazed	
Doors - description:	
Description of <i>existing</i> materials and finishes:	
painted timber	
Description of <i>proposed</i> materials and finishes:	
zinc clad	
Boundary treatments - description:	
Description of <i>existing</i> materials and finishes:	
brick	
Description of <i>proposed</i> materials and finishes:	
brick	
Vehicle access and hard standing - description:	
Description of <i>existing</i> materials and finishes:	
concrete	
Description of <i>proposed</i> materials and finishes:	
none	
Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?	• Yes • No
If Yes, please state references for the plan(s)/drawing(s)/design and access statement:	\sim
250-000-Site Location Plan	
250-001-Existing Basement & Ground Floor Plans	
250-002-Existing 1st 2nd 3rd Floor Plans 250-003-Existing Rear Elevation & Section Through Mews	
250-003-Existing Real Elevation & Section Through News	
250-005-Existing Charlotte Mews Elevation	
250-036-Proposed Basement, Ground, First Floor Plans	
250-041-Proposed 2nd 3rd floor Plans 250-038A-Proposed Rear Elevation & Section B-B	
250-036A-Proposed Real Elevation & Section B-B	
250-040A-Proposed Side Elevations (East & West)	
250LH3-Lifetime homes Compliance Checklist	
250PR3-PR-Photo Report	
250DA3-D&A-Design & Access Statement 250HS3-Heritage Statement	

11. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

	· - ·		1
Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	1	1	0
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	0	0
Cycle spaces	0	1	1
Other (e.g. Bus)	0	0	0
Short description of Other			

Please describe the current use of the site: Retail Unit at Ground Floor. Residential Studios at 1st, 2nd 3rd Floors. Residential Use at Basement & Rear Yard (except for external wc which is also used by retail unit) Is the site currently vacant? • Yes No If Yes, please describe the last use of the site: All floors have been used as Bedsit Studio apartments. The basement is vacant and has not been occupied for many years - but has been used for residential storage uses. No HMO Certificate exists for the property. When did this use end (if known) (DD/MM/YYYY)? Does the proposal involve any of the following? If yes, you will need to submit an appropriate contamination assessment with your application. Land which is known to be contaminated? Yes Ne Land where contamination is suspected for all or part of the site? Yes	12. Foul Sewage					
Septic tank Case pit Other Are you proposing to connect to the existing option on the application drawing; and state references for the plan(s)/drawing). The sector of Flood Risk Subtraction of the duals of the existing option on the application drawing; and state references for the plan(s)/drawing). To Assessment of Flood Risk Subtraction of the duals of the existing option on the application drawing; and state references for the plan(s)/drawing). To assessment of Flood Risk Subtraction of the duals of the existing option of the Environment Agency's Flood Hap showing; the other appropriate lite of the duals assessment to consider the risk to the proposed site. Suppropriate Interese the flood risk desenary? Yes No Will the proposal increase the flood risk desenary? Yes No Will usince water be disposed of? Existing watercoarse Pond/take Sublamble drawing system Existing watercoarse Pond/take Habit graftered to the guidance notes is to the guidance notes for the the proposal increase within the application site. Of the guidance notes is the there are large of the dual despine to the subscience is the proposal development. Image: No Broucked and priority species Yes on land adjacent to or near the proposad development. Image: No Broucked and priority spacies Yes on land adjacent to or near th	Please state how foul sewage is	s to be disposed of:				
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 Yes, on the development site Yes, on land adjacent to or near the proposed development No 15. Existing Use Please describe the current use of the site: Retail Unit at Ground Floor. Residential Studios at 1st, 2nd 3rd Floors. Residential Use at Basement & Rear Yard (except for external wc which is also used by retail unit) Is the site currently vacant? Yes No If Yes, join and adjacent to or near the proposed development No When did this use end (if known) (DD/MM/YYY)? Does the proposal involve any of the following? If yes, you will need to submit an appropriate contamination assessment with your application. Land where contaminated? Yes Ne No Yes No No Set Solve S	Yes, on the development	site 🔿 Yes, c	on land adjacent to or near the	proposed develop	ment No	
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Land which is known to be contaminated? Organ Yes No Land where contamination is suspected for all or part of the site? Organ Yes No			tion assessment with your app	lication		
Land where contamination is suspected for all or part of the site? O Yes O No						
A proposed use that usual here particularly uninersplic to the presence of contamination? $($ Vec. $($ No.		~	the site? O Ye	es 💽 No		
A proposed use that would be particularly vulnerable to the presence of contamination? C Yes S No	A proposed use that would be	particularly vulnerable to	the presence of contamination	?	🔿 Yes 💿 No	

16. Tre	es and Hedge	es												
Are ther	a treas or bodges (on the prov	nosed dev	velonmen	t sito?	\sim	/05	No						
	Are there trees or hedges on the proposed development site? O Yes O No													
	And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? Ves No													
If Yes to	If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the													
accorda	accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.													
\leq														
17. Tra	de Effluent													
Does the	e proposal involve	the need t	o dispose	e of trade e	effluents or	waste?		O Yes (No					
	sidential Units													
							-							
Does yo	ur proposal includ	e the gain	or loss of	residentia	Il units?		Yes	O No						
Market	Housing - Propos	ed					Mai	rket Housing - Existi	ng					
				mber of b	edrooms					-		pedrooms		
		1	2	3	4+	Unknown			1	2	3	4+	Unknown	
Houses								uses						
1	aisonettes ork units							ts/Maisonettes e-Work units	3					
Cluster								ster flats						
1	ed housing							eltered housing						
Bedsit/S	Studios						Bec	dsit/Studios	1					
Unknow	vn						Un	known						
Propose	ed Market Housing	Total		0	1		Exis	sting Market Housing	Total	1	4]	
Overall	Residential Unit	Totals											J	
	Total pro	posed resi	idential ur	nits		0		7						
		isting resid				4		_						
	T					1								
	Types of Dev													
Does yo	ur proposal involv	e the loss,	gain or ch	ange of u	se of non-re	esidential floors	pace?		Yes	O No)			
						sting gross	interr	Gross nal floorspace to be		oss new inte			tional gross	
	Use class	/type of us	e		internal floorspace			lost by change of use or demolition		floorspace proposed (including changes of use)		internal floorspace following development		
					(squ	are metres)	((square metres)		(square metres)			(square metres)	
A1	Shop	s Net Trada	able Area			28.6 0.0					1.9		1.9	
A2	Financial a	nd profess	ional serv	ices		(0.0	0.0	0.0			0.0		
A3		aurants an				(0.0	0.0			0.0			
A4		ing estabis					0.0	0.0	0.0			0.0		
A5		food take	-			(0.0	0.0	0.0			0.0		
B1 (a)	Offic	ce (other th	nan A2)			(0.0	0.0			0.0		0.0	
B1 (b)	Researc	ch and dev	elopment	t		(0.0	0.0	0.0			0.0		
B1 (c)	L	ight indus	trial			(0.0	0.0	0.0			0.0		
B2	Ge	General industrial				(0.0	0.0	0.0 0.0			0.0		
B8	Stora	age or distr	ibution			(0.0	0.0			0.0		0.0	
C1	Hotels a	and halls of	fresidence	e		(0.0	0.0			0.0	0.0		
C2	Resid	dential inst	itutions			(0.0	0.0	0.0			0.0		
D1	Non-re	sidential in	nstitutions	5		(0.0	0.0			0.0		0.0	
D2	Δsse	embly and	loisuro			(0.0	0.0	0.0			0.0		
	7.350	and and	leisure	Other Please Specify 0.0 0.0 0.0										
Other		-				(0.0	0.0			0.0		0.0	

19. All Types of Development: Non-residential Floorspace (continued)										
For hotels, residential institution	s and hostels, please a	dditionally ind	icate the loss or gain	of rooms:						
Use Class	Types of use	s of use Existing rooms to be lost by change of use Total rooms proposed (including changes of use) Net addition								
20. Employment										
If known, please complete the fo	llowing information r	egarding emple	oyees:							
Full-time Part-time Equivalent number of full-time										
Existing employees										
Proposed employees 0 0 0 0										
21. Hours of Opening										
If known, please state the hours	of opening for each no	on-residential u	ise proposed:							
Use Monda Start Time	y to Friday End Time		Saturday Start Time E	nd Time		Sunday and Start Time	Bank Holidays Not End Time Known			
22. Site Area										
What is the site area?	83.00 sq.m	otros								
	83.00 Sq.m	etres								
23. Industrial or Comme	rcial Processes a	nd Machine	ry							
Please describe the activities and type of machinery which may be	l processes which wou installed on site:	ıld be carried o	ut on the site and the	end produ	cts includ	ing plant, ventilation or	air conditioning. Please include the			
None										
Is the proposal for a waste mana	gement development	?	C Yes	s 💽 No)					
24. Hazardous Substance	es									
Is any hazardous waste involved	in the proposal?	0	Yes 💿 No							
25. Site Visit										
Can the site be seen from a publ	ic road public footpat	h bridloway or	other public land?		(Yes 🔿 No				
If the planning authority needs t				uld they co						
		other person								
26. Certificates (Certifica	te A)			• • • • •						
		Development		dure) (Engl	land) Ord	ler 2010 Certificate un				
	est with at least 7 years	<i>left to run)</i> of a	ny part of the land to	which the a	pplicatio	n relates, and that none	of the land to which the application			
relates is, or is part of, an agricult	ural holding (<i>"agricult</i>	ural holding" ha	as the meaning given b	by reference t	to the defi	nition of "agricultural ten	ant" in section 65(8) of the Act).			
Title: Mr First na	me: Robert			Surnar	ne: Elli	S				
Person role: Agent	D	eclaration date	: 23/07/201	3		Declara	ation made			
26. Certificates (Certifica	te B)									
		Cer	tificate of Ownershi	p - Certifica	ite B					
		-	-	-		er 2010 Certificate und				
I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) and/or agricultural tenant ("agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990) of any part of the land or building to which this application relates.										
Owner/Agricultural Tenant							Date notice served			
Title: Mr First na	me: Robert			Surnar	ne: Ell	is				
Person role: Agent		ation date:	23/07/2013				ion made			

26. Certificates (Certif	icate C)						
Town I certify/The applicant certifie Neither Certificate A or B can - All reasonable steps have b years left to run) and/or agricu a part of it, but I have/ the ap	es that: be issued fo been taken to ultural tenar	ry Planning (Developm or this application o find out the names and its ("agricultural tenant" I	addresses of the other	edure) (England) Order 2010 Certif	nold interest or lease	hold interest with at least 7
The steps taken were:							
- I have/the applicant has giv owners/agricultural tenant o				•	n the day 21 days be	efore the date of thi	s application, were
Owner/Agricultural Tenant						Date	notice served
Notice of the application has	been publis	hed in the following new	vspaper (circulating in th	ne area where the	e land is situated):		
On the following date (which	must not be	e earlier than 21 days be	fore the date of the appl	ication):			
Title: Mr Firs	t name:	Robert		Surname:	Ellis		
Person role: Agent		Declaration date:	23/07/2013		\boxtimes	Declaration made	
Town I certify/The applicant certifie Certificate A cannot be issue All reasonable steps have be (owner is a person with a freeh (8) of the Town and Country Pl The steps taken were: Dhotice of the application has Con the following date (which	s that: ed for this ap een taken to old interest of anning Act 1 been publis	ry Planning (Developm plication find out the names and or leasehold interest with a 990) of any part of the la hed in the following new	addresses of everyone e at least 7 years left to run) nd to which this applica vspaper (circulating in th	edure) (England else who, on the c and/or agricultu tion relates, but I ne area where the	I) Order 2010 Certif lay 21 days before th ral tenant <i>("agricultu</i> have/the applicant	ne date of this appli ural tenant" has the i	cation, was the owner meaning given in section 65
Title: Mr Firs	t name:	Robert		Surname:	Ellis		
Person role: Agent	`	Declaration date:	23/07/2013			Declaration	n made
27. Declaration I/we hereby apply for plannir additional information. I/we o opinions given are the genuit	confirm that	to the best of my/our ki	nowledge, any facts state			🔀 Date	23/07/2013