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Fax: 020 7974 1680

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

Application for Planning Permission. 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 Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First name:	<input type="text"/>	Surname:	<input type="text"/>
Company name	<input type="text" value="Belsize Square Assets Ltd"/>				
Street address:	<input type="text" value="5th Floor"/>	Telephone number:	Country Code	National Number	Extension Number
	<input type="text" value="Maybrook House"/>		<input type="text"/>	<input type="text"/>	<input type="text"/>
	<input type="text" value="40 Blackfriars Street"/>		<input type="text"/>	<input type="text"/>	<input type="text"/>
Town/City	<input type="text" value="Manchester"/>	Mobile number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
County:	<input type="text"/>	Fax number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
Country:	<input type="text" value="UK"/>	Email address:	<input type="text"/>		
Postcode:	<input type="text" value="M3 2EG"/>	<input type="text"/>			
Are you an agent acting on behalf of the applicant? <input checked="" type="radio"/> Yes <input type="radio"/> No					

2. Agent Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="Daniel"/>	Surname:	<input type="text" value="Leon"/>
Company name:	<input type="text" value="Square Feet Architects"/>				
Street address:	<input type="text" value="8a Baynes Mews"/>	Telephone number:	Country Code	National Number	Extension Number
	<input type="text"/>		<input type="text" value="0044"/>	<input type="text" value="207 431 4500"/>	<input type="text"/>
	<input type="text"/>		<input type="text"/>	<input type="text"/>	<input type="text"/>
Town/City	<input type="text" value="London"/>	Mobile number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
County:	<input type="text"/>	Fax number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
Country:	<input type="text" value="United Kingdom"/>	Email address:	<input type="text" value="daniel.leon@squarefeetarchitects.co.uk"/>		
Postcode:	<input type="text" value="NW3 5BH"/>				

3. Description of the Proposal

Please describe the proposed development including any change of use:

De-conversion of nine self-contained studio units on the first, second and third floors to form two 2-bed and one 3-bed self-contained dwellings; replacing like-for-like the existing dormer windows at front and rear; installation of three conservation style roof-lights in flank roof and one window in flank elevation; restoration of period details to existing portico and refurbishment of front and rear elevation.

Has the building, work or change of use already started? ☐ Yes ☒ No

4. Site Address Details

Full postal address of the site (including full postcode where available)

House:	<input type="text" value="47"/>	Suffix:	<input type="text"/>
House name:	<input type="text"/>		
Street address:	<input type="text" value="Belsize Square"/>		
	<input type="text"/>		
Town/City:	<input type="text" value="London"/>		
County:	<input type="text"/>		
Postcode:	<input type="text" value="NW3 4HN"/>		

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:	<input type="text" value="526953"/>
Northing:	<input type="text" value="184791"/>

Description:

5. 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: <input type="text" value="Ms"/>	First name: <input type="text" value="Aysegul"/>	Surname: <input type="text" value="Olcár-Chamberlin"/>
----------------------------------------	--------------------------------------------------	--------------------------------------------------------

Reference:

Date (DD/MM/YYYY): (Must be pre-application submission)

Details of the pre-application advice received:

☒ Please see attached Pre-application response letter.

6. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Are there any new public roads to be provided within the site?

☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☒ Yes ☐ No

If Yes, please provide details:

Have arrangements been made for the separate storage and collection of recyclable waste?

☒ Yes ☐ No

If Yes, please provide details:

8. Authority Employee/Member

With respect to the Authority, I am:

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

Do any of these statements apply to you?

☐ Yes ☒ No

9. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

9. (Materials continued)

Walls - description:

Description of *existing* materials and finishes:

Front Facade: white render
Side + Rear Facade: London Stock brick

Description of *proposed* materials and finishes:

Front Facade: white render
Side + Rear Facade: London Stock brick

Roof - description:

Description of *existing* materials and finishes:

Roof: Natural slate
Dormers_front + cheeks: lead
Dormers_lid: felt

Description of *proposed* materials and finishes:

Roof: Natural slate, replace like for like where required
Dormers_front + cheeks: zinc or similar
Dormers_lid: zinc or similar

Windows - description:

Description of *existing* materials and finishes:

Basement - Second Floor: white timber framed
Dormer - white timber framed

Description of *proposed* materials and finishes:

Basement - Raised Ground Floor: white timber framed (no work)
First - Second Floor: white timber framed, refurbished or replaced if required with double glazed, white timber frames
Dormer - new double glazed, timber framed

Doors - description:

Description of *existing* materials and finishes:

Entrance door: painted timber

Description of *proposed* materials and finishes:

Entrance door: painted timber retained and repainted

Boundary treatments - description:

Description of *existing* materials and finishes:

Boundary wall: low, rendered and white painted brick wall

Description of *proposed* materials and finishes:

Boundary wall: low, rendered and white painted brick wall - refurbished as required.

Vehicle access and hard standing - description:

Description of *existing* materials and finishes:

Vehicle Access: none
Hard Standing_pedestrian entrance area in front of building: concrete

Description of *proposed* materials and finishes:

Vehicle Access: none
Hard Standing_pedestrian entrance area in front of building: concrete refurbished

Lighting - add description

Description of *existing* materials and finishes:

External lighting: fluorescent light on porch ceiling

Description of *proposed* materials and finishes:

External lighting: fluorescent light on porch ceiling retained

Others - description:

Type of other material:

Balustrade

Description of *existing* materials and finishes:

To Dormer: metal frame and reed infill

Description of *proposed* materials and finishes:

To Front Dormer: black painted metal balustrade to be reinstated
To Bay Window: black painted balustrade to form external balcony above front bay.

9. (Materials continued)

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:

1225	P	001	LOCATION and SITE PLAN & AERIAL	1:1250	A3
1225	P	003	EXISTING BASEMENT FLOOR PLAN	1:50	A3
1225	P	004	EXISTING RAISED GROUND FLOOR PLAN	1:50	A3
1225	P	005	EXISTING FIRST FLOOR PLAN	1:50	A3
1225	P	006	EXISTING SECOND FLOOR PLAN	1:50	A3
1225	P	007	EXISTING THIRD FLOOR PLAN	1:50	A3
1225	P	008	EXISTING ROOF PLAN	1:50	A3
1225	P	009	EXISTING FRONT + REAR ELEVATION	1:100	A3
1225	P	010	EXISTING SIDE ELEVATION	1:100	A3
1225	P	011	EXISTING SECTIONS AA + BB	1:100	A3
1225	P	021A	PROPOSED FIRST FLOOR PLAN	1:50	A3
1225	P	022A	PROPOSED SECOND FLOOR PLAN	1:50	A3
1225	P	023A	PROPOSED THIRD FLOOR PLAN	1:50	A3
1125	P	024A	PROPOSED ROOF PLAN	1:50	A3
1225	P	025A	PROPOSED FRONT + REAR ELEVATION	1:100	A3
1225	P	026A	PROPOSED SIDE ELEVATION	1:100	A3
1225	P	027A	PROPOSED SECTION AA + BB	1:100	A3
1225	P		DESIGN AND ACCESS STATEMENT RevA		

10. Vehicle Parking

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

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

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer☒Package treatment plant☐Unknown☐

Septic tank☐Cess pit☐

Other

Are you proposing to connect to the existing drainage system? ☒ Yes ☐ No ☐ Unknown

If Yes, please include the details of the existing system on the application drawings and state references for the plan(s)/drawing(s):

☒The number of existing and kitchens and bathrooms are to be reduced from nine to three, hence reducing the load on the current system. The new routes will all be above ground, with no new works proposed below ground.

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.) ☐ Yes ☒ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere? ☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system☒ Main sewer☐ Pond/lake

☐ Soakaway☐ Existing watercourse

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

- a) Protected and priority species
- ☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No
- b) Designated sites, important habitats or other biodiversity features
- ☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No
- c) Features of geological conservation importance
- ☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

14. Existing Use

Please describe the current use of the site:

Four storey, and inhabited roof space, semi detached villa. Two self contained flats on basement and raised ground floor (no work being carried out to these flats). Nine self contained units on first, second and third floors - work being carried out to these flats.

- Is the site currently vacant? ☐ Yes ☒ No
- 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 ☒ No
- Land where contamination is suspected for all or part of the site? ☐ Yes ☒ No
- A proposed use that would be particularly vulnerable to the presence of contamination? ☐ Yes ☒ No

15. Trees and Hedges

- Are there trees or hedges on the proposed development site? ☒ Yes ☐ 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? ☐ Yes ☒ No
- 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 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 construction - Recommendations'.

16. Trade Effluent

- Does the proposal involve the need to dispose of trade effluents or waste? ☐ Yes ☒ No

17. Residential Units

- Does your proposal include the gain or loss of residential units? ☒ Yes ☐ No

Market Housing - Proposed

	Number of bedrooms				
	1	2	3	4+	Unknown
Houses					
Flats/Maisonettes		2	1		
Live-Work units					
Cluster flats					
Sheltered housing					
Bedsit/Studios					
Unknown					

Proposed Market Housing Total 3

Overall Residential Unit Totals

Total proposed residential units	3
Total existing residential units	9

Market Housing - Existing

	Number of bedrooms				
	1	2	3	4+	Unknown
Houses					
Flats/Maisonettes	9				
Live-Work units					
Cluster flats					
Sheltered housing					
Bedsit/Studios					
Unknown					

Existing Market Housing Total 9

18. All Types of Development: Non-residential Floorspace

- Does your proposal involve the loss, gain or change of use of non-residential floorspace? ☐ Yes ☒ No

19. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	0	0	0
Proposed employees	0	0	0

20. Hours of Opening

If known, please state the hours of opening for each non-residential use proposed:

Use	Monday to Friday		Saturday		Sunday and Bank Holidays		Not Known
	Start Time	End Time	Start Time	End Time	Start Time	End Time	

21. Site Area

What is the site area?

400

hectares

22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development?

Yes

No

23. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes

No

24. 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? (Please select only one)

The agent

The applicant

Other person

25. Certificates (Certificate B)

Certificate of Ownership - Certificate B

Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

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*) of any part of the land or building to which this application relates.

Notice recipient				Date notice served
Name	Kathryn J Hudson + Suzanne E Hudson			<div></div>
Number:	47	Suffix:	A	
Street:	Belsize Square			
Locality:				
Town:	London			
Postcode:	NW3 4HN			
Name	Jorge Llorens + Gemma M Llorens			<div></div>
Number:	47	Suffix:	B	
Street:	Belsize Square			
Locality:				
Town:	London			
Postcode:	NW3 4HN			

Title:

Mr

 First name:

Daniel

 Surname:

Leon

Person role:

Agent

 Declaration date:

06/03/2013

Declaration made

25. Certificates (Agricultural Land Declaration)

Agricultural Land Declaration

Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding.



(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below:



If any part of the land is an agricultural holding, of which the applicant is the sole tenant, the applicant should complete part (B) of the form by writing 'sole tenant - not applicable' in the first column of the table below

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="Daniel"/>	Surname:	<input type="text" value="Leon"/>
Person role:	<input type="text" value="Agent"/>	Declaration date:	<input type="text" value="06/03/2013"/>	<input checked="" type="checkbox"/>	Declaration Made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form 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.



Date