

Planning Department
London Borough Camden
Town Hall
Argyle Street Entrance
London NW1

24th December 2009

Your Ref: Planning Application
Our Ref: 276A

Dear Sirs,

RE: 24 Ellerdale Road NW3 6BB

We submit a full planning application for the above property that is currently divided into three self contained flats. The lower ground and ground comprise the first flat 24 Ellerdale road.

The First and Second floors comprise Flats 24A and 24B respectively.

The access to No 24 is exclusively by means of the central front access door.

The entrance to flats A and B is via the side entrance door and a staircase that meets the main internal staircase at first floor level.

The proposal is for a change of use from three flats to two and the formation of an additional floor to the side addition with a pitched slated roof as existing to give exclusive access to the second floor flat without going into the main internal staircase.

The Flat 24 would then comprise the First, Ground and lower ground floors.

The current owner of this unit No 24 has recently purchased the freehold and is able to obtain vacant possession of the first floor having re-housed the existing tenant with their agreement.

Pre application advice was obtained on this proposal and external treatment of the proposed new additional side addition floor and roof was applied.

Yours truly,

NICHOLAS NORDEN