

# TOWN & COUNTRY PLANNING ACT 1971

FORM TP

APPLICATION FOR PERMISSION TO DEVELOP LAND AND/OR BUILDINGS IN GREATER LONDON

FOR OFFICE USE ONLY

Fee £.....

Cheque/Postal Order/Cash

Receipt No. Issued.....

Borough Ref.

Registered No.

Date Received

EU121/E  
9003088  
28/3/90

PLEASE READ THE GENERAL NOTES BEFORE FILLING IN THE FORM

**PART ONE**

To be completed by or on behalf of all applicants as far as applicable.

**FEE** (where applicable)

TO BE DETERMINED: PLEASE SEE PREVIOUS APPLICATION, LAST FILE NO. EU/21/22

£

## 1. APPLICANT (in block capitals)

Name EMERALD HOUSE DEVELOPMENT

Address 5 HEATH STREET  
LONDON NW3

Tel. No. 435 - 9051

AGENT (if any) to whom correspondence should be sent

Name HEFFERNAN & ASSOCIATES

Address 35 A POND STREET  
LONDON NW3

Tel. No. 794 - 0921

Ref.

## 2. PARTICULARS OF PROPOSAL FOR WHICH PERMISSION IS SOUGHT

(a) Full address or location of the land to which this application relates

96A & 98A HIGHGATE ROAD  
LONDON NW5

(b) Site area

0.032

hectares

(c) Give details of proposal indicating the purpose for which land/buildings are to be used and including any change(s) of use.

96A: EXTENSION TO EXISTING BUILDERS OFFICE  
PREMISES & PROVISION OF ONE BEDROOM  
FLAT

98A: EXTENSION TO EXISTING GARAGE WORKSHOP  
PART OFFICE USE

(d) State whether applicant owns or controls any adjoining land and if so, give its location.

NO

(e) State whether the proposal involves:-

State Yes or No

☒ YES

If "Yes" state gross floor area of proposed building(s).

If residential development state number of dwelling units proposed and type if known, e.g. houses, bungalows, flats.

390 m<sup>2</sup>

INCLUDES  
1 No. 1 BEDROOM  
FLAT

(ii) Alterations

☒ YES

(iii) Change of use

☒ YES

(iv) Construction of a new access to a highway

vehicular...  
pedestrian

☐ NO  
☐ NO

(v) Alteration of an existing access to a highway

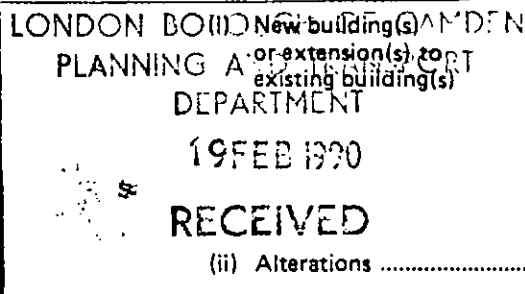
vehicular...  
pedestrian

☐ NO  
☐ NO

166

hectares/m<sup>2</sup>

\*Strike out whichever is inapplicable



### 3. PARTICULARS OF APPLICATION

- State whether this application is for
- (i) Outline planning permission ☒ NO
- (ii) Full planning permission ☒ YES
- (iii) Renewal of a temporary permission or permission for retention of building or continuance of use without complying with a condition subject to which planning permission has been granted. ☒ NO
- (iv) Consideration under Section 72 only (Industry) ☒ NO

If Yes strike out any of the following which are not to be determined at this stage.

- |               |                       |
|---------------|-----------------------|
| 1 siting      | 4 external appearance |
| 2 design      | 5 means of access     |
| 3 landscaping |                       |

If Yes state the date and number of previous permission and identify the particular condition

Date ..... Number .....  
The condition

### 4. PARTICULARS OF PRESENT AND PREVIOUS USE OF BUILDINGS OR LAND

State:-

- (i) Present use of building(s)/land **96A - BUILDERS YARD STORAGE + OFFICE BUILDING**
- (ii) If vacant the last previous use and period of use with relevant dates. **96A - GARAGE WORKSHOP**

### 5. LIST ALL DRAWINGS, CERTIFICATES, DOCUMENTS ETC; forming part of this application

**381 / D / 3**

### 6. ADDITIONAL INFORMATION

State Yes or No

- (a) Is the application for non-residential development ☒ YES If Yes complete **PART THREE** of this form (See **PART THREE** for exemptions)

- (b) Does the application include the winning and working of minerals ☒ NO If Yes complete **PART FOUR** of this form

- (c) Does the proposed development involve the felling of any trees ☒ NO If Yes state numbers and indicate precise position on plan

- (d) (i) How will surface water be disposed of? **EXISTING SYSTEM TO SEWER**  
(ii) How will foul sewage be dealt with?

- (e) Materials - Give details (unless the application is for outline permission) of **LAND** and type of materials to be used for:

- (i) Walls **RENDERED BLOCKWORK (WHITE)** [96A ELEVATION, EXISTING BUILDINGS]
- (ii) Roof **FLAT ASPHALT ROOF**
- (iii) Means of enclosure **EXISTING WALLS**

**PLANNING AND TRANSPORT DEPARTMENT**

**19 FEB 1990**

**RECEIVED**

I/We hereby apply for (strike out whichever is inapplicable)

- OR (a) planning permission to carry out the development described in this application and the accompanying plans in accordance therewith.

- (b) ~~planning permission to retain the building(s) or work(s) already constructed or carried out, or a use of land already instituted as described on this application and accompanying plans.~~

Signed **Jonathan P Weber** on behalf of **EMERALD HOME DEVELOPMENTS** Date **22-1-90**

### AN APPROPRIATE CERTIFICATE MUST ACCOMPANY THIS APPLICATION (See General Notes)

If you are the ONLY owner of ALL the land at the beginning of the period 20 days before the date of the application, complete Certificate A. If otherwise see **PART TWO** of this form

#### CERTIFICATE A FOR 96A

(a) "owner" means a person having a freehold interest or a leasehold interest the unexpired term of which was not less than 7 years.

Certificate under Section 27 of the Town and Country Planning Act 1971.

I hereby certify that:-

1. No person other than the applicant was an owner (a) of any part of the land to which the application relates at the beginning of the period of 20 days before the date of the accompanying application.

- \*2. - None of the land to which the application relates constitutes or forms part of an agricultural holding; or

- \*2. - ~~I have given the requisite notice to every person other than myself who, 20 days before the date of the application, was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:-~~

Name and Address of Tenant .....

\*strike out whichever is inapplicable

Date of Service of Notice .....

Signed **Jonathan P Weber** on behalf of **EMERALD HOME DEVELOPMENTS** Date **22-1-90**

IF 21 DAYS BEFORE MAKING THE APPLICATION YOU ARE THE ONLY OWNER OF ALL THE LAND AND HAVE SIGNED CERTIFICATE A ON PART ONE OF THE FORM THEN DO NOT COMPLETE PART TWO OF THE FORM.

# **PART TWO**

## **TOWN AND COUNTRY PLANNING ACT 1971 CERTIFICATE UNDER SECTION 27**

Town and Country Planning Act  
General Development Order 1988  
(as amended)

PLEASE READ THE NOTES OVERLEAF BEFORE FILLING IN PART TWO

### **CERTIFICATE B**

I certify that:

(b) "owner" means a person having a freehold interest or a leasehold interest the unexpired term of which is not less than 7 years.

I have/~~The applicant~~\* has given the required notice to everyone else who, at the beginning of the period of 21 days ending with the date of the accompanying application, was the owner (b) of any part of the land to which the application relates, as listed below.

Owner's (b) name

Address at which notice was served

Date on which notice was served

MR RICK O'LEARY

98A HIGHLATE ROAD

22 JANUARY 1990

### **Agricultural Holdings Certificate**

None of the land to which the application relates is, or is part of, an agricultural holding

\*strike out whichever is inapplicable

Signed

*Jonathan T. White*

on behalf of

EMERALD HOWE

Date

22.1.90

### **CERTIFICATE C**

I certify that:

(b) see note to Certificate B

I/~~The applicant~~\* cannot issue a certificate in accordance with either paragraph (a) or paragraph (b) of section 27 (1) of the Act in respect of the accompanying application.

I have/~~The applicant~~\* given the required notice to the persons specified below, being persons who at the beginning of the period of 21 days ending with the date of the application were owners (b) of any part of the land to which the application relates.

Owner's (b) name

Address at which

Date on which

notice was served

notice was served

(cont'd)

I have/~~The applicant~~\* taken all reasonable steps open to me/him/her to find out the names and addresses of the other owners (b) of the land, or of a part of it, but have/~~has~~\* been unable to do so. These steps were as follows:-

(c) .....

Notice of the application as attached to the Certificate, has been published

in the (d) .....

on (e) .....

(cont'd above)

### **Agricultural Holdings Certificate**

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

Signed

on behalf of

Date

### **CERTIFICATE D**

I certify that:

I/~~The applicant~~\* cannot issue a certificate in accordance with paragraph (a) of section 27 of the Act in respect of the accompanying application.

I/~~The applicant~~\* have/~~has~~\* taken all reasonable steps open to me/him/her\* to find out the names and addresses of everyone else who, at the beginning of the period of 21 days ending with the date of the application, was the owner (b) of any part of the land to which the application relates, but have/~~has~~\* been unable to do so. These steps were as follows:-

(c) .....

Notice of the application, as attached to this certificate, has been published

in the (d) ..... on (e) .....

### **Agricultural Holdings Certificate**

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

Signed

on behalf of

Date

(c) description of steps taken.

(d) name of local newspaper circulating in the area where the land is situated.

(e) date of publication which must not be earlier than the beginning of the period of 21 days ending with the date of the application.

(b) see note to Certificate B

\*strike out whichever is inapplicable

## NOTES:

1. If you are NOT the only owner of all the land to which the application relates, you should take one of the following three courses:

(a) If you know the names and addresses of all the owners of the land to which the application relates, you should give them notice in the form shown in the Notice below and complete certificate B overleaf.

(b) If you know the names and addresses of some of the owners of the land to which the application relates, but not all of them, you should give notice in the form shown in the Notice below to those whose names and addresses you know, and also give notice of the application in a local newspaper, in the form shown in the Notice below. The newspaper notice should be published not earlier than twenty-one days before the date of the application. You should then complete certificate C overleaf.

(c) If you do not know the names and addresses of any of the owners of the land to which the application relates, you should give notice of the application in a local newspaper, in the form shown in the Notice below. This notice should be published not earlier than twenty-one days before the date of the application. You should then complete certificate D overleaf.

2. Any person who knowingly or recklessly issues a certificate which contains any statement which is false or misleading in a material particular is liable on conviction to a fine not exceeding £400.

### Town and Country Planning Act 1971

## NOTICE UNDER SECTION 27 OF APPLICATION FOR PLANNING PERMISSION

(to be published in a local newspaper or to be served on an owner + /agricultural tenant)\*\*

Proposed development at (a) 98A HIGHGATE ROAD

I give notice that (b) EMERALD HOUSE DEVELOPMENTS

is applying to the (c) London Borough of Camden Council

for planning permission to (d) RENOVATE AND EXTEND

Any owner\* / ~~agricultural tenant~~\*\* of the land who wishes to make representations about this application should

write to (e): Director of Planning and Environmental Services, (Planning & Transport Division) at Camden Town Hall, Argyle Street, London WC1H 8EQ.

within 21 days of the date of service/publication+ of this notice.

LONDON\* ~~owner~~ means a person having a freehold interest or a leasehold interest the unexpired unexpired term of which is not less than 7 years.  
PLANNING AND TRANSPORT

• DEPARTMENT  
• ~~agricultural tenant~~\*\* means a tenant of an agricultural holding

19 FEB 1990

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Insert:

(a) address or location of the proposed development

(b) applicants name

(c) (name of Council)

(d) description of the proposed development

(e) (address of Council)

Signed

+ On behalf of

Date

*Jonathan P. Walker*

EMERALD HOUSE DEVELOPMENTS

22-1-90

PART THREE SHOULD BE COMPLETED BY ALL APPLICANTS **EXCEPT** THOSE APPLYING FOR RESIDENTIAL DEVELOPMENT, CAR PARKING, ALTERATIONS TO FACADES, ENGINEERING WORKS, CHANGES OF USE UNDER 50m<sup>2</sup>, AND THOSE COMPLETING PART FOUR (THE WINNING AND WORKING OF MINERALS)

<b>PART THREE</b>	<b>ADDITIONAL INFORMATION REQUIRED IN RESPECT OF APPLICATIONS FOR NON-RESIDENTIAL DEVELOPMENT</b>
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THOSE QUESTIONS RELEVANT TO THE PROPOSED DEVELOPMENT TO BE ANSWERED

<p>1. In the case of industrial development, give a description of the processes to be carried on and of the end products, and the type of plant or machinery to be installed.</p>	N/A		
<p>2. If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development. (See note overleaf)</p>	N/A		
<p>3. Is the proposal related to an existing use in Greater London?</p> <p>If so, please explain the relationship.</p>	<p>State Yes or No</p> <p style="border: 1px solid black; padding: 2px; display: inline-block;">NO</p>		
<p>4. Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?</p> <p>If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.</p>	<p>State Yes or No</p> <p style="border: 1px solid black; padding: 2px; display: inline-block;">NO</p> <div style="border: 1px solid black; padding: 5px; transform: rotate(-5deg); margin-top: 10px;"> <p>LONDON BOROUGH OF CAMDEN PLANNING AND TRANSPORT DEPARTMENT 19 FEB 1999 RECEIVED</p> </div>		
<p>5.</p> <p>(a) What is the total floor space of all the buildings to which the application relates?</p> <p>(b) What is the amount of industrial floor space included in the above figure?</p> <p>(c) What is the amount of office floor space?</p> <p>(d) What is the amount of floor space for retail trading?</p> <p>(e) What is the amount of floor space for storage?</p> <p>(f) What is the amount of floor space for warehousing?</p> <p>(g) Please specify <u>RESIDENTIAL, 1 BED FLAT</u></p> <p>any other uses .....</p>	<p>Existing floor space to be lost (through demolition or change of use)</p>	<p>Existing floor space to be retained (if any)</p>	<p>Proposed additional floor space</p>
	NONE m <sup>2</sup>	160 m <sup>2</sup>	230 m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	NONE m <sup>2</sup>
	NONE m <sup>2</sup>	160 m <sup>2</sup>	186 m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	NONE m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	NONE m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	NONE m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	44 m <sup>2</sup>
	NONE m <sup>2</sup>	NONE m <sup>2</sup>	NONE m <sup>2</sup>

6. (i) How many (a) office (b) industrial and (c) other staff will be employed on the site as a result of the development proposed?

(ii) If you have existing premises on the site, how many of the employees will be new staff?

(iii) If you propose to transfer staff from other premises, please give details of the numbers involved and of the premises affected.

	(a) Office		(b) Industrial		(c) Other staff	
	M	F	M	F	M	F
(i)	8	8				
(ii)	8	8				
(iii)						

7. In the case of industrial development is the application accompanied by an industrial development certificate?

If NO state why a certificate is not required.

State  
Yes or No

☐

N/A

8. What provisions have been made for the parking, loading and unloading within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes.)

SEE DRAWINGS

9. What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work.)

NIL

10. What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?

N/A

11. Will the proposed use involve the use or storage of any of the materials of type and quantity mentioned in General Notes for Applicants?

If YES state materials and approximate quantities.

State  
Yes or No

☐

NO

Signed Jonathan J. Weber on behalf of EMERALD HOWE DEVELOPMENT Date 22.1.90

NOTE

Question 2 Grant of the permission now sought would in no way commit the local planning authority in respect of any proposed ultimate development which the applicant may mention in answer to this question.

