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Phone: 020 7974 4444 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 Na	ame, Address and Contact Details							
Title: Mr	First name: Martin	Surname:	Cramer					
Company name	Bryanston Investments							
Street address:	C/O - 1st Floor Office			ional nber	Extension Number			
	109a Queensway	Telephone number:						
		Mobile number:						
Town/City		Fax number:						
County:		Tax number.						
Country:	United Kingdom	Email address:						
Postcode:	W2 4BS							
Are you an agent a	cting on behalf of the applicant?    Yes	○ No						
					==			
2. Agent Name	e, Address and Contact Details							
Title: Mr	First Name: Martin	Surname:	Evans					
Company name:	Martin Evans Architects							
Street address:	18 Charlotte Road		Country Natio	_	Extension Number			
	Shoreditch	Telephone number:	44 207	7292474				
	London	Mobile number:						
Town/City	London	Fax number:						
County:	Greater London							
Country:	United Kingdom	Email address:						
Postcode:	EC2A 3PB	martin@martinevan	sarchitects.com					
3. Description	of the Proposal							
Please describe the	proposed development including any change of use:							
	ension of the existing pub and residential unit at 101 Brecknock R existing building as well as a single storey roof extension.	oad. Pub to remain at g	round floor with 6 new re	sidential units to be provi	ided in the			
Has the building, work or change of use already started?  Yes No								

	Details						
Full postal address of	of the site (inclu	ding full postcode where	available)		Description:		
House:	101	Suffix:					
House name:	The Leighton						
Street address:	Brecknock Road	d					
Town/City:	London						
County:							
Postcode:	N7 0DA						
Description of locati (must be completed							
Easting:	529557	1					
Northing:	185359	)					
5. Pre-applicati							
Has assistance or pri	ior advice been	sought from the local au	thority abo	out this applicati	on?	Yes No	
6. Pedestrian a	nd Vehicle A	Access, Roads and R	ights of	Way			
Is a new or altered v	ehicle access pr	roposed to or from the pu	ıblic highw	ıay?	◯ Yes    ● No		
Is a new or altered p	edestrian acces	s proposed to or from the	e public hiç	ghway?	Yes N	0	
Are there any new p	ublic roads to b	e provided within the sit	e?	Yes	<ul><li>No</li></ul>		
Are there any new p	ublic rights of v	vay to be provided withir	n or adjacei	nt to the site?	Yes	<ul><li>No</li></ul>	
Do the proposals red	quire any divers	sions/extinguishments an	d/or creati	on of rights of w	ay?	Yes   No	
If you answered Yes	to any of the ab	pove questions, please sh	ow details	on your plans/d	awings and state the refere	nce of the plan(s)/drawings(s)	
<b>,</b>							
Refer to enclosed gr	ound floor plan						
7. Waste Storag	ge and Colle	ction			0.11.01		
7. Waste Storag	ge and Colle		n of waste?	,	• Yes O No		
7. Waste Storag  Do the plans incorporate of Yes, please provide	ge and Colle orate areas to st e details:	ction ore and aid the collection	n of waste?	,	• Yes		
7. Waste Storag  Do the plans incorporate of t	ge and Colle orate areas to st e details: Store - see groui	ction ore and aid the collection				Yes No	
7. Waste Storag  Do the plans incorporate of t	ge and Colle orate areas to st e details: Store - see groun been made for	ction fore and aid the collection and floor plan				• Yes No	
7. Waste Storage Do the plans incorporate of t	ge and Colle orate areas to st e details: Store - see groun been made for e details:	ction fore and aid the collection and floor plan the separate storage and				● Yes ○ No	
7. Waste Storag  Do the plans incorporate provide Refuse & Recycling S  Have arrangements  If Yes, please provide	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun	ction fore and aid the collection and floor plan the separate storage and and floor plan				● Yes ○ No	
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun	ction fore and aid the collection and floor plan the separate storage and and floor plan mber  of staff member	collection		ste?	● Yes ○ No	
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: store - see groun been made for e details: store - see groun Authority, I am: mber of staff ected member d to a member	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member	collection	of recyclable wa	ste?		
7. Waste Storage Do the plans incorporate of the plans incorporate of the plans incorporate of the plans incorporate of the plans are determined by the plans of	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun apployee/Mei Authority, I am: mber of staff bected member d to a member ed to an elected	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member	collection	of recyclable wa	oly to you?		
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun Authority, I am: mober of staff ected member d to a member ed to an elected atterials (including):	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member  Do	collection	of recyclable wa	oly to you?		
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun nployee/Mer Authority, I am: mber of stamf ected member d to a member ed to an elected atterials (including): eng materials and	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  for staff member  Do  and type, colour and name	any of these) are to be	of recyclable wa	oly to you?		
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun Authority, I am: mber of staff ected member d to an elected aterials (including): and materials and work, painted s brick work, plass	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member  Do	any of these) are to be	of recyclable wa	oly to you?		
7. Waste Storage Do the plans incorporate plans	ge and Colle orate areas to st e details: store - see groun been made for e details: store - see groun nployee/Mel Authority, I am: mber of staff bet of staff end to an elected aterials (including) are made in a manufacture and materials and work, painted s brick work, plass ed stucco	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member  Do  and type, colour and name d finishes: tucco and timber boardir ster architraves and painte	any of these) are to be	of recyclable wa	oly to you?		
7. Waste Storage Do the plans incorporate of the plans are described on the plans of th	ge and Colle orate areas to st e details: Store - see groun been made for e details: Store - see groun Authority, I am: mber of staff beet of staff beet of member d to an elected aterials (including) aterials and work, painted s brick work, plas ed stucco based materials and First and Secor	ction fore and aid the collection and floor plan the separate storage and and floor plan  mber  of staff member  Do  and tipe, colour and name d finishes: tucco and timber boardir ster architraves and painten and finishes:	any of these) are to be	of recyclable was	oly to you?		

Samula Riscof  Windows - escription  Devariation of unknown miscois and friences  Devariation of excitory miscois and friences  The excitoring  Are you suspiping additional information on submitted pluris/yidrawings/yidr	9. (Materials continued)								
Description of asking materials and frienthes:    It is for pricher on a friend programment of the price of t	Roof - description:								
Description of progress/matricels and finishes	Description of existing materials and finishes:								
Samula Rise Color									
Windows, description  Personalist and revolving nativale and finishes  Cround Floor, Dark Cirey patients windows  Description of progressed materials and triefles.  Dark Cirey as customy.  Dark Cirey as customy retarders and triefles.  Dark Cirey as passed r	Description of proposed materials and finishes:								
Description of process and final short of partner with dark windows									
Exercision of programs interies and minimises  Data Kery as socialing  Description of programs interies and minimises  Description of cells/ing materies and minimises  Description of cells/ing materies and minimises  Description of cells/ing materies and finishes  Description of programs and minimises  Description of programs and minimises and min									
Description of proposed materials and finishes.    Description of procedure of process and inside the control of process and the process and process a	Ground Floor_ Dark Grey painted windows								
Description of prosting materials and finishes:	·								
Doors description of assisting materials and finishes:  Ground Floor_Dark Grey doors  Description of assisting materials and finishes:  Description of assisting materials and finishes:  Particle motal railing  Boundary treatments - description:  Description of assisting materials and finishes:  Particle motal railing  Are you supplying additional information on submitted planis(s)/drawing(s)/design and access statement?  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  Please provide information on the existing and proposed number of on-site parking spaces:  10. Vehicle Parking  10. Vehicle Parking  Please provide information on the existing device and your focal parking spaces:  10. Vehicle Parking  10. Vehicle Parking  10. Vehicle Parking  Please provide information on the existing device and your focal planning authority requirements for information an ancessary)  11. Foul Sewage  Please state the wife food file devices of the existing device and your focal planning authority requirements for information an ancessary)  11. Foul Sewage include the details of the existing device and your focal planning authority requirements for information an ancessary)  12. Assessment of Flood Risk  13. It is selected that the proposed state and proposed within 20 metres of a wetercourse (e.g. river, stream or bex27									
Description of eaching materials and finishes:				J					
Description of progosed materials and tinishes:    Boundary treatments - description:   Boundary treatments - description:   Boundary treatments and finishes:   Boundary treatments and access statement?	Description of existing materials and finishes:								
Boundary treatments - description:  Description of cashing materials and finishes:  Painted materialism  Description of proposed materials and finishes:  As existing  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?  (No Vehicle Parking)  Please provide information on the existing and proposed number of on-site parking spaces:	-								
Boundary treatments - description: Description of existing individuals and finishes.    Possible of progressed malerials and finishes.									
Description of existing materials and finishes:									
Description of proposed materials and filoshes:									
Ace you supplying additional information on submitted plans(s)/drawing(s)/design and access statement?	Painted metal railing								
Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?	Description of <i>proposed</i> materials and finishes:								
If Yes, please state references for the plan(s)/drawing(s)/design and access statement:		1	1-110						
Discription			statement?	( Yes ( No					
Please provide information on the existing and proposed number of on-site parking spaces:    Type of vehicle	ir res, please state references for the plants/rurawing(s)/u	esign and access statement.							
Please provide information on the existing and proposed number of on-site parking spaces:    Type of vehicle									
Type of vehicle  Cars  Cars  O  O  O  Ught goods vehicles/public carrier vehicles  O  O  O  O  O  O  O  O  O  O  O  O  O	10. Vehicle Parking								
Type of vehicle  Cars  Cars  O  O  O  Ught goods vehicles/public carrier vehicles  O  O  O  O  O  O  O  O  O  O  O  O  O	Please provide information on the existing and proposed	number of on-site parking spaces:							
Light goods vehicles/public carrier vehicles    Cars		Existing number							
Light goods vehicles/public carrier vehicles    Motorcycles	Cars								
Disability spaces  Cycle spaces  O  O  O  Cycle spaces  O  O  O  O  Short description of Other   11. Foul Sewage  Please state how foul sewage is to be disposed of:  Mains sewer  Package treatment plant  Unknown  Unknown  Other   Are you proposing to connect to the existing drainage system?  If Yes, please include the details of the existing drainage system?  If Yes, please include the details of the existing drainage system on the application drawings and state references for the plan(s)/drawing(s):  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.)  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  Main sewer  Pond/lake	Light goods vehicles/public carrier vehicles								
Cycle spaces 0 6 6 6  Other (e.g. Bus) 0 0 0 0 0  Short description of Other   11. Foul Sewage  Please state how foul sewage is to be disposed of:  Mains sewer	Motorcycles	0	0	0					
Other (e.g. Bus)  O O O O Short description of Other  11. Foul Sewage Please state how foul sewage is to be disposed of:  Mains sewer	Disability spaces	0	0	0					
Short description of Other  11. Foul Sewage  Please state how foul sewage is to be disposed of:  Mains sewer	Cycle spaces	0	6	6					
Please state how foul sewage is to be disposed of:  Mains sewer	Other (e.g. Bus)	0	0	0					
Please state how foul sewage is to be disposed of:  Mains sewer	Short description of Other								
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Package treatment plant Unknown  Septic tank Cess pit Unknown  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):  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.)  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?  Main sewer Pond/lake	11. Four Sewage								
Septic tank  Cess pit  Other  Are you proposing to connect to the existing drainage system?  Yes, please include the details of the existing system on the application drawings and state references for the plan(s)/drawing(s):  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?  Main sewer  Pond/lake	Please state how foul sewage is to be disposed of:								
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How will surface water be disposed of?  Sustainable drainage system  Main sewer  Pond/lake	Is your proposal within 20 metres of a watercourse (e.g. ri	ver, stream or beck)?	○ Yes <b>⑥</b> No						
Sustainable drainage system Main sewer Pond/lake	Will the proposal increase the flood risk elsewhere?								
	How will surface water be disposed of?								
Soakaway Existing watercourse	Sustainable drainage system	Main sewer	Pond	d/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 sp	oecies										
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 co	onservatior	ı importaı	nce								
Yes, on the developm	nent site	(	Yes, o	n land adja	acent to or near t	he proposed development			<ul><li>No</li></ul>		
14. Existing Use											
Please describe the current	t use of the	site:									
Basement_store Ground floor_Pub First and Second Floor_1 re	esidential u	nit									
Is the site currently vacant	?	$\subset$	Yes	<ul><li>No</li></ul>							
Does the proposal involve If yes, you will need to sub				ion assess	ment with your a	application.					
Land which is known to be	contamina	ited?	$\circ$	Yes (	) No						
Land where contamination	-		•		$\circ$	Yes   No					
A proposed use that would	d be particu	ılarly vuln	erable to t	he presen	ce of contaminat	tion?	Yes 💿 N	lo			
15. Trees and Hedge	es										
Are there trees or hedges of	on the prop	osed dev	elopment	site?	O Ye	es   No					
And/or: Are there trees or h	hedges on I	and adjac	ent to the	proposed	l development si	te that could influence the					
development or might be	-	-		-				es 💿	No		
						he discretion of your local plar nning authority should make o					
2 7 7 2						nstruction - Recommendations				,	
16. Trade Effluent											
						O 1/	O				
Does the proposal involve	the need to	dispose	of trade e	fluents or	waste?	C Yes	● No				
17. Residential Units	<u> </u>										
Does your proposal include	e the gain o	or loss of r	esidential	units?	(	Yes No					
Market Housing - Propos	ed					Market Housing - Existi	na				
	T	Nur	mber of be	drooms			<b>9</b>	Niur	mber of be	drooms	
	1	2	3	4+	Unknown		1	2	3	4+	Unknown
Houses	'		J J	T'	OTIKTOWT	Houses	'			1	OTIKTOWIT
Flats/Maisonettes	1	 5				Flats/Maisonettes				'	
Live-Work units	'					Live-Work units					
Cluster flats						Cluster flats					
Sheltered housing						Sheltered housing					
Bedsit/Studios						Bedsit/Studios					
Unknown						Unknown					
Proposed Market Housing	Total		6	1	<u> </u>	Existing Market Housing	Total		1	1	<u>,                                     </u>
Overall Residential Unit			ٽ_		_	9			Ŀ		J
		dontial · · ·	ito		6						
	posed resid				1						
Totalex	isting resid	CITUAI UIII			<u> </u>						

	Types of Development: r proposal involve the loss, gai			-	ce?		• Yes   No			
Use class/type of use			Existing gross internal floorspace (square metres)		Gros internal floors lost by chang demoli (square n	pace to be e of use or tion	Total gross new internal floorspace proposed (including changes of use) (square metres)		Net additional gross internal floorspace following development (square metres)	
A1	Shops Net Tradable Area			0.0		0.0		0.0		0.0
A2	Financial and profession	al services		0.0		0.0		0.0		0.0
A3	Restaurants and o	afes		0.0		0.0		0.0		0.0
A4	Drinking estabishn	nents		142.0		8.0	1	34.0		126.0
<b>A</b> 5	Hot food takeaw	ays		0.0		0.0		0.0		0.0
B1 (a)	Office (other than	A2)		0.0		0.0		0.0		0.0
B1 (b)	Research and develo	pment		0.0		0.0		0.0		0.0
B1 (c)	Light industria	ı		0.0		0.0		0.0		0.0
B2	General industr	ial		0.0		0.0		0.0		0.0
B8	Storage or distribu	ıtion		0.0		0.0		0.0		0.0
C1	Hotels and halls of re	sidence		0.0		0.0		0.0		0.0
C2	Residential institu	tions		0.0		0.0		0.0		0.0
D1	Non-residential insti	tutions		0.0		0.0		0.0		0.0
D2	Assembly and leis	sure		0.0		0.0		0.0		0.0
Other	Please Specify	,		0.0		0.0		0.0		0.0
	Total			142.0		8.0 134				126.0
For hotels	s, residential institutions and h	ostels, please add	litionally	indicate the loss or	gain of rooms:					
	Use Class Typ	es of use	Existing r	rooms to be lost by or demolition	change of use		proposed (including anges of use)		Net additional roo	ms
If known,	please complete the following  Existing employees  Proposed employees	y information regative Full-time		nployees:  Part-time  0 0			Equivalent number of  0 0	full-ti	ime	
20. Hou	ırs of Opening	·								
	please state the hours of oper	ing (e.g. 15:30) fo	or each no	on-residential use p	roposed:					
Use	Monday to Fric Start Time Er	day nd Time		Satu Start Time	rday End Time		Sunday and Bar Start Time			Not Known
21. Site		Id Time		Start Time	Liid Time		Start Time		u Time	KITOWIT
	as sits area?									
What is ti	What is the site area? 201.75 sq.metres									
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 pro	posal for a waste managemen	t development?		C	Yes   N	0				
23. Haz	ardous Substances									
Is any haz	zardous waste involved in the p	proposal?		Yes   No						

24. Site Vi	sit							
Can the site b	be seen from a publi	c road, public footpath, bridleway	or other public land?		<ul><li>Yes</li></ul>	○ No		
If the plannin	ng authority needs to	o make an appointment to carry o	ut a site visit, whom shou	ld they contact	t? (Please selec	t only one)		
The age	nt	applicant Other person						
25. Certifi	cates (Certifica	te A)						
	Town an	C d Country Planning (Developme	ertificate of Ownership			`artificata uno	lar Articla	12
I certify/The a		at on the day 21 days before the d	· ·	, , ,	•			
freehold inter	est or leasehold inter	est with at least 7 years left to run) o	f any part of the land to w	hich the appli	cation relates, a	and that none	of the land	to which the application
relates is, or is	s part of, an agriculti	ural holding ( <i>"agricultural holding"</i>	has the meaning given by	reference to the	e definition of "a	agricultural ten	ant" in secti	ion 65(8) of the Act).
Title: Mr	First na	me: Martin		Surname:	Evans			
Person role:	Agent	Declaration da	10/07/2014			□ Declara	ation made	<b>:</b>
0/ Deales								
26. Declar	ation							
,	113 1 01	ermission/consent as described in		3 0 1	0			
		irm that, to the best of my/our kno pinions of the person(s) giving the	0 . ,	are true and ac	ccurate and any	<i>'</i>	Data	10/07/2014
5p5113 give	a. o a. o gorianio o	p					Date	10/07/2014