

Department of Environment and Planning
London Borough of Camden
Town Hall
Argyle Street
London
WC1H 8ND

Submitted via Planning Portal
28th July 2014

Dear Sir/Madam

Submission of a Full Planning Application
64 Charlotte Street & 32 Tottenham Street, London W1T 4QD

Washbourne Field Planning is instructed by Mr. R. Lass (Salash Holdings Limited) who owns the freehold of nos. 64 Charlotte Street and 32 Tottenham Street, to hereby apply for full planning permission **for the proposed erection of a new mansard roof extension and the creation of an (additional) single residential unit in association with approved planning permission scheme ref. 2012/3537/P.**

Our client's enclosed scheme proposal seeks to improve upon an existing scheme for which planning permission was obtained at appeal (your ref. 2012/3537/P) – to invest significantly in the building's refurbishment and conversion by proposing, in summary, the erection of extensions at first to third floor levels, raising of the cornice by 240mm, carrying out of alterations to the building's fenestration, shop front and the addition of railings and stairs to the open front light-well, all in connection with the intended change of use of the building (as approved) from offices (Class B1) to residential (Class C3) on part of the ground floor and on the first to third floors (1x3 bed, 2x2 bed and 3x1 bed).

Please find enclosed the following items, comprising our full planning application submission:

- Full Planning Application Form;
- Site Location Plan, Ref: 1329-PA-LOC;
- Planning Statement by Washbourne Field Planning;
 - Appendix 1 - Photographs of Site Context and Charlotte Street Conservation Area
 - Appendix 2 - Photographs of Existing Roof
- Existing & Proposed Plans by Rowland Cowan Architects, as follows:

- 1329-PA-EX-01 - Existing Basement and Ground Floor Plans
 - 1329-PA-EX-02 - Existing First, Second, Third Floor and Roof Plans
 - 1329-PA-EX-03 - Existing Front Elevation
 - 1329-PA-EX-04 - Existing Side Elevation
 - 1329-PA-EX-05 - Existing Section CC
 - 1329-PA-EX-06 - Existing Section AA
 - 1329-PA-EX-07 - Existing Section BB
 - 1305-PA-20 - Proposed Mansard, First, Second, Third Plans
 - 1305-PA-21 - Proposed with Mansard Basement and Ground Floor Plans
 - 1305-PA-22 - Proposed Mansard, Fourth Floor and Roof Plans
 - 1305-PA-23 - Proposed Front Elevation with New Mansard
 - 1305-PA-24 - Proposed Side Elevation Residential Entrance with Mansard
 - 1305-PA-25 - Proposed Mansard Rear Elevation
 - 1305-PA-26 - Proposed Section AA with Mansard
 - 1305-PA-27 - Proposed Mansard Section BB
 - 1305-PA-28 - Proposed Mansard Visual
 - 1305-PA-29 - Existing Visual
- Community Infrastructure Levy Form;
 - Lifetime Homes Statement by Rowland Cowan Architects;
 - Code for Sustainable Homes Pre-Assessment Report by Price & Myers; and
 - Our application fee of £385.00. (We would appreciate a receipt in due course).

We trust that you have the necessary information to enable a timely validation of our client's application – and moreover, that this high quality, conservation and design-led scheme will gain your Officers' firm support. We would welcome an early meeting on site with the appointed Officer in due course. In the meantime, if you require clarification of any aspect or further information, please contact Mike Washbourne or Mark Thomson at our London office.

We look forward to hearing from you shortly.

Yours faithfully,

Mike Washbourne

M D Washbourne MRICS
Director

Enc. As described
Cc. Client