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

## Householder Application for Planning Permission for works or extension to a dwelling and listed building consent. 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:  First name:  Surname:

Company name:

Street address:

Town/City:

County:

Country:

Postcode:

Telephone number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text"/>	<input type="text"/>

Mobile number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text"/>	<input type="text"/>

Fax number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text"/>	<input type="text"/>

Email address:

Are you an agent acting on behalf of the applicant?  Yes  No

### 2. Agent Name, Address and Contact Details

Title:  First Name:  Surname:

Company name:

Street address:

Town/City:

County:

Country:

Postcode:

Telephone number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text" value="02077229298"/>	<input type="text"/>

Mobile number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text"/>	<input type="text"/>

Fax number: 

Country Code	National Number	Extension Number
<input type="text"/>	<input type="text"/>	<input type="text"/>

Email address:

### 3. Description of Proposed Works

Please describe the proposed works:

Has the work already been started without planning permission?  Yes  No

#### 4. Site Address Details

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

Description:

House: 4                      Suffix:

House name:

Street address: Keats Grove

Town/City: London

County:

Postcode: NW3 2RT

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

Easting: 527019

Northing: 185664

#### 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:     First name:     Surname:

Reference:

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

Details of the pre-application advice received:

Pre-application advice was sought from Royal Borough of Camden and the Council have confirmed the principle of the conversion of three to two flats within the main building would be deemed as acceptable, the principle of the internal alterations would be acceptable as the building has undergone extensive alterations previously and if the proposal encompasses a move back towards the original arrangement of the building, the principle of demolishing the existing porch and replacing it with a new smaller porch was considered acceptable.

#### 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

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?                       Yes     No

If Yes to any questions, please show details on your plans or drawings and state their reference number(s):

Please refer to the existing drawings, proposed drawings, proposed drawings with demolition, the design and access statement, the historic building impact assessment document and photographs which are provided as part of this application

#### 7. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?                       Yes     No

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings:

Please refer to existing drawings for locations of trees

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?                       Yes     No

If Yes, please show on your plans, indicating the scale, which trees by giving them numbers (e.g. T1, T2 etc) and state the reference number of any plans or drawings:

To form the car parking space to the front of the property, small shrubs will be removed. It is proposed to increase the terrace to the rear of the property at lower ground floor level which will require the removal of a small amount of planting. It is proposed to add new suitable planting to screen the lower terrace from the main garden when the terrace is enlarged.

#### 8. Materials

Please provide a description of existing and proposed materials and finishes to be used in the build (demolition excluded):

## 8. Materials (continued)

### External walls - add description

Description of *existing* materials and finishes:

Solid masonry walls faced with stock bricks. The front elevation at ground and lower ground levels incorporates painted rendering or stucco marked with ashlar lines. The rear elevation is also painted render or stucco at ground and lower ground levels.

Description of *proposed* materials and finishes:

The replacement porch is to be constructed of masonry blockwork and finished externally with a painted render or stucco marked with ashlar lines to match the existing front elevation of the main house.

### Windows - add description

Description of *existing* materials and finishes:

Painted hardwood frames with clear glazing

Description of *proposed* materials and finishes:

Painted hardwood frames with clear glazing to match existing windows

### External doors - add description

Description of *existing* materials and finishes:

Hardwood framed single glazed doors

Description of *proposed* materials and finishes:

New hardwood framed door with toughened clear glass panels to match existing

### Ceilings - add description

Description of *existing* materials and finishes:

Description of *proposed* materials and finishes:

Proposed new cornice and ceiling rosettes to replace existing plasterwork which does not appear to be original - please refer to proposed drawings and design and access statement

### Floors - add description

Description of *existing* materials and finishes:

Description of *proposed* materials and finishes:

It is proposed to lower the lower ground floor slab by 600mm to increase the headroom.

### Internal doors - add description

Description of *existing* materials and finishes:

Painted hardwood timber doors, varying styles of 4 panel, 6 panel, 8 panel and 4 panel half glazed half solid.  
Existing architraves with floral corner rosettes that exist at lower ground and ground floor do not appear to original.  
Please refer to existing door schedule provided as part of this application.

Description of *proposed* materials and finishes:

Painted hardwood timber doors. Style of doors to be suitable to the overall house hierarchy and creating a consistent language.  
Ground floor proposed doors are 6 panel raised and fielded doors with wide architrave profiles and decorative door head.  
First floor proposed doors are 6 panel raised and fielded doors with wide simple architrave profiles.  
Second floor and lower ground floor proposed doors are 4 panel raised and fielded doors with narrow, simple architrave profiles.  
Please refer to proposed drawings and the design and access statement provided as part of this application.

### Boundary treatments - add description

Description of *existing* materials and finishes:

Existing brick retaining wall to rear lower ground floor level.  
Existing front boundary treatment of low brick boundary wall and brick piers with black painted cast iron railings over.

Description of *proposed* materials and finishes:

New masonry brick retaining wall to rear lower ground floor level, set back from existing location. Terrace to be extended in sawn Yorkstone slabs to match existing.  
Part demolition of existing front boundary low brick wall and construction of new brick pier to match existing. Cast iron railings to remain.  
New cast iron railings are proposed adjacent to the new porch to protect from the void below. These railings will be black painted cast iron railings, typical of the Georgian style.

### Vehicle access and hard standing - add description

Description of *existing* materials and finishes:

The property has single pedestrian access gained directly from Keats Grove

Description of *proposed* materials and finishes:

The proposed car parking space will be created by extending the existing concrete hardstanding next to the existing footpath.

### Lighting - add description

Description of *existing* materials and finishes:

Description of *proposed* materials and finishes:

### Others - add description

Other

Description of *existing* materials and finishes:

Existing main stair is stone

Description of *proposed* materials and finishes:

New stair from ground floor to lower ground floor is to be timber with balustrading to be replicated and continued from existing stair along with the handrail.

## 8. Materials (continued)

Are you supplying additional information on submitted drawings or plans?

Yes  No

If Yes, please state plan(s)/drawing(s) references:

Please refer to the existing drawings, proposed drawings, proposed drawings with demolition, the design and access statement, the historic building impact assessment document and photographs which form part of this application

## 9. Demolition

Does the proposal include total or partial demolition of a listed building?

Yes  No

Which of the following does the proposal involve?

a) Total demolition of the listed building

Yes  No

b) Demolition of a building within the curtilage of the listed building

Yes  No

c) Demolition of a part of the listed building

Yes  No

What is the total volume of the listed building?

m<sup>3</sup>

What is the volume of the part to be demolished?

m<sup>3</sup>

What was the date (approximately) of the erection of the part to be removed?

Month:

Year:

(Date must be pre-application submission)

Please describe the building or part of the building you are proposing to demolish:

The Art Nouveau style porch is a covered walkway to the front elevation which connects the studio with the main house. It is formed of timber framing with stained glass panels and a double pitched glass roof. A small portion of the existing porch will be retained and provide an entrance porch to the studio property.

Why is it necessary to demolish or extend (as applicable) all or part of the building(s) and or structure(s)?

The applicant wishes to demolish the existing porch to rationalise the appearance of the front facade and to replace it with a new porch projection similar to the porch at No.3 Keats Grove and other neighbouring properties. The proposed porch will serve as a very satisfactory principle arrival point to the dwelling and will give a pleasant aesthetic appearance to the dwelling.

## 10. Listed building alterations

Do the proposed works include alterations to a listed building?

Yes  No

If Yes, will there be works to the interior of the building?

Yes  No

Will there be works to the exterior of the building?

Yes  No

Will there be works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally?

Yes  No

Will there be stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)?

Yes  No

If the answer to any of these questions is Yes, please provide plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed, and the proposal for their replacement, including any new means of structural support, and state references for the plan(s)/drawing(s).

State references for these plan(s)/drawing(s):

Please refer to the existing drawings, proposed drawings, proposed drawings with demolition, the design and access statement, the historic building impact assessment document and photographs which form part of this application

## 11. Listed Building Grading

If known, what is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

Don't know  Grade I  Grade II\*  Grade II

Is it an ecclesiastical building?

Don't know  Yes  No

## 12. Immunity from Listing

Has a Certificate of Immunity from listing been sought in respect of this building?

Yes  No

## 13. Parking

Will the proposed works affect existing car parking arrangements?

Yes  No

## 14. 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

### 15. 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

### 16. Certificates (Certificate A)

**Certificate Of Ownership - Certificate A**  
**Certificate under Article 12 – Town and Country Planning (Development Management Procedure) (England)**  
**Order 2010 & Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990**

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant 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 the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding (*“agricultural holding” has the meaning given by reference to the definition of “agricultural tenant” in section 65(8) of the Act*).

Title:  First name:  Surname:

Person role:  Declaration date:   Declaration made

### 17. 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