

**NOTES:**

LOCATION PLAN @ 1:1250 SCALE & NORTH UP^.

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**Location/Site Plan**

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**3 Neal's Yard London WC2**

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<b>Location/Site Plan</b>	<b>Dec. 2014</b>
	SCALE <b>1:1250@A4</b>

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<b>Shaftesbury Covent Garden Ltd</b>	<b>22580-02</b>
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**Fresson Tee**  
CHARTERED SURVEYORS

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29<sup>th</sup> January 2016

Regeneration and Planning  
Development Management  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 8ND

Dear Sirs,

**3 NEAL'S YARD, LONDON, WC2H**

**FORMAL NOTIFICATION OF INTENTION TO IMPLEMENT A FLEXIBLE USE UNDER CLASS D PART 4 SCHEDULE 2 OF THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) ORDER 2015**

We write to you on behalf of our client, Ican Innovations Limited (t/a Native), to hereby give notice that they intend to exercise their permitted development right (under Class D, Part 4, Schedule 2) to initiate a temporary Class A3 (restaurant/café) use at the above property. Please find enclosed with this letter of notification the following information:

- Site Location Plan
- Ground and Basement Floor Plan

Class D of Part 4, Schedule 2 of the Town & Country Planning (General Permitted Development) Order 2015 states;

*"D. Development consisting of a change of use of a building and any land within its curtilage—*

*(a) from—*

*(i) a use falling within Class A1 (shops), Class A2 (financial and professional services), Class A3 (restaurants and cafes), Class A4 (drinking establishments), Class A5 (hot food takeaways), Class B1 (business), Class D1 (non-residential institutions) and Class D2 (assembly and leisure) of the Schedule to the Use Classes Order, or*

*(ii) a use as a betting office or pay day loan shop,*

*(b) to a flexible use falling within Class A1 (shops), Class A2 (financial and professional services), Class A3 (restaurants and cafes) or Class B1 (business) of that Schedule, for a single continuous period of up to 2 years beginning on the date the building and any land within its curtilage begins to be used for the flexible use or on the date given in the notice under paragraph D.2(a), whichever is the earlier."*

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London Borough of Camden  
29<sup>th</sup> January 2016

In accordance with the above, our client has the right to change the use of the existing premises to an alternative use falling within either Use Class A1, A2, A3 or B1 for a temporary period of two years, subject to the requirements of Paragraph D.1.

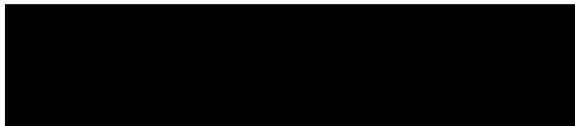
Under the requirements of Paragraph D.1, we confirm that the premises has been lawfully used for the purposes of Class A1 (retail) under historic permission reference 9501880 dated 3<sup>rd</sup> November 1995, is not more than 150 sqm in total floor space and is not a listed building.

Paragraph D.2 of Class D stipulates that the developer shall notify the local planning authority of the date the site will begin to be used for one of the flexible uses, and what that use will be, *before* the use begins.

We therefore formally notify Camden Council ('the local planning authority') that our client, Ican Innovations Limited (t/a Native) ('the developer') will commence use of the existing basement and ground floor at 3 Neal's Yard for Class A3 (restaurant/café) on 4<sup>th</sup> February 2016. The proposed temporary use shall therefore be permitted for a period of 2 years, ceasing the Class A3 use no later than 4<sup>th</sup> February 2018, unless otherwise agreed in writing with the Council.

We trust that the information enclosed within this letter is sufficient to serve as a formal notice to the Council, in accordance with Paragraph D.2, Class D, Part 4, Schedule 2 of the GPDO, and trust that we will receive acknowledgement confirming the temporary change of use. Should you have any queries, please do not hesitate to contact the undersigned.

Yours faithfully



For and on behalf of  
Rolfe Judd Planning Limited