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Our Ref: NS/MR/22263
Your Ref: PP-05170400

E-mail: Nick.Spall@cgms.co.uk
Date: 26 May 2016

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

Dear Sir/Madam,

39 PARKWAY, CAMDEN NW1 7PN – CERTIFICATE OF LAWFUL USE

We are instructed by our client, Eurobridge Property Ltd, to submit an application for a Lawful Development Certificate for an existing use as residential accommodation (Use Class C3) at the above site.

The purpose of this application is to secure legal confirmation through a Lawful Development Certificate that the site has a lawful planning use for residential (Use Class C3) accommodation. This application is submitted via the planning portal (ref. PP-05170400).

The following documents are submitted as part of this application to provide evidence for the properties use as residential accommodation for a period of over four years:

- Residential Occupancy summary spreadsheet since 2012
- Council Tax bill for 2012
- Statutory Declaration for continued residential use from previous freeholder of the property (dated 2012 confirming property has been in residential use since 1983)
- Signed tenancy agreements for 2012, 2014 and 2015
- EPC dated 2012 showing the property is a residential dwelling

These documents are attached as appendices to the planning statement.

Other submitted materials

The following documents are also submitted in support of this application:

- Application form and completed certificates
- Application fee of £385
- Planning statement
- Existing/Proposed Floor Plans drawing ref. 2012-00-01
- Site Location Plan
- Existing Rear Elevations and Section drawing ref. 2012-00-02

I trust that you have all the information you require to register the application. Please do not hesitate to contact myself or my colleague Miriam Rogers at this office should you have any queries.

I look forward to your formal acknowledgement of the application and its successful processing.



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A member of the RPS Group Plc



Nick Spall
Director

Cc. R. Cohen - Eurobridge