



Minor Non Material Amendment Planning Note

project: 16009, 66 Guilford Street, London WC1N 1DF

date: 05/09/2016

5a Iliffe Yard

Iliffe Street

London SE17 3QA

t: 020 7703 0124

e: info@modulor-studio.co.uk

This statement is in support of the Minor Non Material Amendment Application for design development changes for the property 66 Guilford Street, WC1N 1DF, and relates to earlier Full Plans (2013_3902_P) and Section 73 (2015_6516_P) consents currently being implemented.

Following on from further surveys and design development a number of amendments have been proposed to the consented scheme as detailed below.

Unless noted otherwise in this document and on appended proposed/new drawings the principle of the proposed development, massing, number and mix of units, external materials and detailing remain unchanged from the approved scheme and OOK Architects '66 GUILFORD STREET WC1N - 518A, DESIGN AND ACCESS STATEMENT' dated October 2015.

1. Rear Dormer at 4th Floor Level

We propose to replace the previously approved pair of rear dormer windows at fourth floor level (Please refer to drawings 518A EL 310 P01 & 518A PL 114 P01) with single, central, triple dormer window approximately 4.9m wide. The proposed dormer height and window type/materials will remain the same, as will the lead external cladding. Please refer to drawings 16009_PL114.1 & 16009_PL171.1 for full details.

2. Width of the Front Dormer Window

We propose to reduce the width of the previously approved front dormer window at fourth floor level (Please refer to drawings 518A EL 310 P01 & 518A PL 114 P01) from 1.63m to 1.03m. The proposed dormer height and window type/materials will remain the same as the approved scheme. Please refer to drawing 16009_PL114.1 & 16009_PL171.1 for full details.

3. List of as approved drawings - Third and Fourth Floor Plans

Due to clerical error the decision notice of the section 73 application (2015_6516_P) did not list third and fourth floor level plan (OOK Architects drawing 518A-PL-114-P01). These floor plans are being appended to this application.

We would like to make a Minor Non Material Application (to be implemented alongside previously approvals 2013_3902_P and 2015_6516_P) for all amendments described in paragraphs 1-3 and on associated drawings 16009_PL114.1 & 16009_PL171.1