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

Application for Planning Permission. 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:	<input type="text"/>	First Name:	<input type="text" value="-"/>	Surname:	<input type="text" value="-"/>
Company name:	<input type="text" value="Shaftesbury Covent Garden Limited"/>				
Street address:	<input type="text" value="c/o Agent"/>				
	<input type="text"/>	Telephone number:	<input type="text"/>		
	<input type="text"/>	Mobile number:	<input type="text"/>		
Town/City:	<input type="text"/>	Fax number:	<input type="text"/>		
Country:	<input type="text"/>	Email address:	<input type="text"/>		
Postcode:	<input type="text"/>	<input type="text"/>			
Are you an agent acting on behalf of the applicant?					
<input checked="" type="radio"/> Yes <input type="radio"/> No					

2. Agent Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="R"/>	Surname:	<input type="text" value="Litherland"/>
Company name:	<input type="text" value="Rolfe Judd Planning"/>				
Street address:	<input type="text" value="Old Church Court"/>				
	<input type="text" value="Claylands Road"/>	Telephone number:	<input type="text" value="02075561500"/>		
	<input type="text" value="Oval"/>	Mobile number:	<input type="text"/>		
Town/City:	<input type="text" value="London"/>	Fax number:	<input type="text"/>		
Country:	<input type="text"/>	Email address:	<input type="text"/>		
Postcode:	<input type="text" value="SW8 1NZ"/>	<input type="text" value="rupertl@rolfe-judd.co.uk"/>			

3. Description of the Proposal

Please describe the proposed development including any change of use:

Has the building, work or change of use already started? ☐ Yes ☒ No

4. Site Address Details

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

House: Suffix:

House name:

Street address:

Town/City:

Postcode:

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

Easting:

Northing:

Description:

5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

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

Are there any new public roads to be provided within the site?

☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☒ Yes ☐ No

If Yes, please provide details:

All waste and recyclables will be stored by the residents under the kitchen sink until the day of collection.

Have arrangements been made for the separate storage and collection of recyclable waste?

☒ Yes ☐ No

If Yes, please provide details:

All waste and recyclables will be stored by the residents under the kitchen sink until the day of collection.

8. 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

9. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

Doors - description:

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Secure timber communal entrance door fronting Shorts Gardens for proposed entrance to Seven Dials Court residential flats. Secure timber door to the rear of the proposed development providing entrance into proposed residential flat.

Roof - description:

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Predominantly flat roof with small rear angled roof clad in slate.

Walls - description:

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Front elevation of the development will be rendered with the rear left in bear brick to match the adjoining properties.

Windows - description:

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Traditional timber sash windows with sandstone lintels to match adjoining properties.

OTHER - description:

Type of other material:

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Proposed traditional timber shopfront to Shorts Gardens replacing temporary tent structure to ground and basement tenants SOUK. The proposed shopfront will comprise of panelled timber stall riser, transom and timber cornicing.

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

Please refer to existing and proposed plans and elevation drawings numbered 21189-06, 21189-07, 21189-10, and 21189-11, Design and Access Statement and supporting cover letter for further details of the proposed infill development, materials and how it will relate to the surrounding properties.

10. Vehicle Parking

No Vehicle Parking details were submitted for this application

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer

☐

Package treatment plant

☐

Unknown

☒

Septic tank

☐

Cess pit

☐

Other

☐

Are you proposing to connect to the existing drainage system?

☐ Yes ☐ No ☒ Unknown

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

☐ Yes ☒ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system

☒ Main sewer

☐ Pond/lake

☐ Soakaway

☐ Existing watercourse

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

a) Protected and priority species

☐ Yes, on the development site

☐ Yes, on land adjacent to or near the proposed development

☒ No

b) Designated sites, important habitats or other biodiversity features

☐ Yes, on the development site

☐ Yes, on land adjacent to or near the proposed development

☒ No

c) Features of geological conservation importance

☐ Yes, on the development site

☐ Yes, on land adjacent to or near the proposed development

☒ No

14. Existing Use

Please describe the current use of the site:

The application site currently comprises of a small upper courtyard which provides access from Shorts Gardens to the residential flats located to the upper floors of Seven Dials Court. At street level, a temporary tent structure provides access to the ground and basement floor premises which is currently occupied by a Class A3 use.

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following?

If yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated?

☐ Yes ☒ No

Land where contamination is suspected for all or part of the site?

☐ Yes ☒ No

A proposed use that would be particularly vulnerable to the presence of contamination?

☐ Yes ☒ No

15. Trees and Hedges

Are there trees or hedges on the proposed development site?

☐ Yes ☒ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

☐ Yes ☒ No

15. Trees and Hedges

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

16. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste? ☒ Yes ☐ No

17. Residential Units

Does your proposal include the gain or loss of residential units? ☒ Yes ☐ No

Market Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes	1	0	0	0	0
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Market Housing Total 1

Market Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Market Housing Total

Social Rented Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Social Housing Total

Social Rented Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Social Housing Total

Intermediate Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Intermediate Housing Total

Intermediate Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Intermediate Housing Total

Key Worker Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					

Key Worker Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					

17. Residential Units

Key Worker Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Key Worker Housing Total

Key Worker Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Key Worker Housing Total

Overall Residential Unit Totals	
Total proposed residential units	1
Total existing residential units	

18. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ☒ Yes ☐ No

Use Class/type of use	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
A3 - Restaurants and cafes	0	0	10.3	10.3
Total	0	0	10.3	10.3

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms:

Use Class/types of use	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms

19. Employment

No Employment details were submitted for this application

20. Hours of Opening

No Hours of Opening details were submitted for this application

21. Site Area

What is the site area?

20.00

sq.metres

22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development? ☐ Yes ☒ No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make clear what information it requires on its website.

23. Hazardous Substances

Is any hazardous waste involved in the proposal? ☐ Yes ☒ No

A. Toxic substances	Amount held on site
<input type="text"/>	<input type="text"/> Tonne(s)
B. Highly reactive/explosive substances	Amount held on site
<input type="text"/>	<input type="text"/> Tonne(s)
C. Flammable substances (unless specifically named in parts A and B)	Amount held on site
<input type="text"/>	<input type="text"/> Tonne(s)

24. 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

25. Certificates (Certificate B)

Certificate of Ownership - Certificate B	
Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14	
I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (<i>owner is a person with a freehold interest or leasehold interest with at least 7 years left to run</i>) and/or agricultural tenant (" <i>agricultural tenant</i> " has the meaning given in section 65(8) of the Town and Country Planning Act 1990) of any part of the land or building to which this application relates.	
Owner/Agricultural Tenant	Date notice served
Name: <input type="text" value="Souk Medina"/>	<input type="text" value="15/12/2016"/>
Number: <input type="text"/> Suffix: <input type="text"/> House name: <input type="text"/>	
Street: <input type="text" value="1A Shorts Gardens"/>	
Locality: <input type="text"/>	
Town: <input type="text" value="London"/>	
Postcode: <input type="text" value="WC2H 9AT"/>	
Name: <input type="text" value="Elinor Hogarth & Margaret Stubbs"/>	<input type="text" value="15/12/2016"/>
Number: <input type="text"/> Suffix: <input type="text"/> House name: <input type="text"/>	
Street: <input type="text" value="Flat 10, Seven Dials Court"/>	
Locality: <input type="text" value="5-11 Shorts Gardens"/>	
Town: <input type="text" value="London"/>	
Postcode: <input type="text" value="WC2H 9AT"/>	
Name: <input type="text" value="Michael Jon Edward Pope"/>	<input type="text" value="15/12/2016"/>
Number: <input type="text"/> Suffix: <input type="text"/> House name: <input type="text"/>	
Street: <input type="text" value="Flat 11, Seven Dials Court"/>	
Locality: <input type="text" value="5-11 Shorts Gardens"/>	
Town: <input type="text" value="London"/>	

25. Certificates (Certificate B)

Postcode:	WC2H 9AT	
Name:	P&J Edwards	
Number:		Suffix: House name:
Street:	Constant Spring	15/12/2016
Locality:	Whitemore Vale	
Town:	Hindhead, Surrey	
Postcode:	GU26 6JA	
Name:	JMS Financial Services c/o Sir Martin Sorrell	
Number:		Suffix: House name:
Street:	63 Cheyne Walk	15/12/2016
Locality:	London	
Town:		
Postcode:	SW3 5LT	
Name:	Samir Mahdi	
Number:		Suffix: House name:
Street:	Flat 14, Seven Dials Court	15/12/2016
Locality:	5-11 Shorts Gardens	
Town:	London	
Postcode:	WC2H 9AT	
Name:	Mr & Mrs Tuller	
Number:		Suffix: House name:
Street:	4921 SW	15/12/2016
Locality:	11th Place, Cape Coral	
Town:	Florida, USA	
Postcode:	33914	
Name:	Gordon Hurst	
Number:		Suffix: House name:
Street:	Flat 16, Seven Dials Court	15/12/2016
Locality:	5-11 Shorts Gardens	
Town:	London	
Postcode:	WC2H 9AT	
Name:	A K Banerjee	
Number:		Suffix: House name:
Street:	Flat 17, Seven Dials Court	15/12/2016
Locality:	5-11 Shorts Gardens	
Town:	London	
Postcode:	WC2H 9AT	

25. Certificates (Certificate B)

Name:	Robert H J McCracken			15/12/2016
Number:		Suffix:	House name:	
Street:	Flat 19, Seven Dials Court			
Locality:	5-11 Shorts Gardens			
Town:	London			
Postcode:	WC2H 9AT			
Name:	G & A Almerar de Leon			15/12/2016
Number:		Suffix:	House name:	
Street:	Flat 20, Seven Dials Court			
Locality:	5-11 Shorts Gardens			
Town:	London			
Postcode:	WC2H 9AT			
Name:	David Simmons & Edward Gibson			15/12/2016
Number:		Suffix:	House name:	
Street:	22 Witches Lane			
Locality:	Sevenoaks			
Town:	Kent			
Postcode:	TN13 2AX			
Name:	Ying Sau Wong & Lui Fai Gerry Yim			15/12/2016
Number:		Suffix:	House name:	
Street:	Flat 21, Seven Dials Court			
Locality:	5-11 Shorts Gardens			
Town:	London			
Postcode:	WC2H 9AT			
Name:	Mr & Mrs R Cooke			15/12/2016
Number:		Suffix:	House name:	
Street:	20 Hazelwood Road			
Locality:	Northampton			
Town:				
Postcode:	NN1 1LN			
Name:	Fiona Paton & Timothy Hill			15/12/2016
Number:		Suffix:	House name:	
Street:	Broughton Lane Farm			
Locality:	Harmston Low Fields			
Town:	Lincoln			
Postcode:	LN5 9SY			
Name:	Howard Cohen			15/12/2016

25. Certificates (Certificate B)

Number:		Suffix:		House name:		
Street:	22 Connaught Avenue					
Locality:	Loughton					
Town:	Essex					
Postcode:	IG10 4DS					
Name:	J Wolfson c/o Michael Mann					
Number:		Suffix:		House name:		
Street:	118 East 38 Street					15/12/2016
Locality:	New York					
Town:	USA, NY					
Postcode:	10016					
Name:	Citymarch Ltd					
Number:		Suffix:		House name:		
Street:	Drury Estates, 2 Nottingham Court					15/12/2016
Locality:	Covent Garden					
Town:	London					
Postcode:	WC2H 9BF					
Name:	Mr & Mrs Aisbitt					
Number:		Suffix:		House name:		
Street:	Flat 8, Seven Dials Court					15/12/2016
Locality:	5-11 Shorts Gardens					
Town:	London					
Postcode:	WC2H 9AT					
Name:	Mr & Mrs Dunstone					
Number:		Suffix:		House name:		
Street:	Flat 9, Seven Dials Court					15/12/2016
Locality:	5-11 Shorts Gardens					
Town:	London					
Postcode:	WC2H 9AT					
Title:	Mr	First name:	R	Surname:	Litherland	
Person role:	APPLICANT			Declaration date:	15/12/2016	<input checked="" type="checkbox"/> Declaration made

26. 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 15/12/2016