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**Mr David Fowler**

15 March 2017

**Our ref: J10211**

Dear Mr Fowler

**Camden Wharf, 28 Jamestown Road, Camden  
Application for Planning Permission**

We have been instructed on behalf of our client, Castlehaven Row Limited, to submit a planning application for the following:

*“Extensions to the second and third floor levels in connection with their ongoing use as B1 offices; new fourth floor level extension for use as either B1 office or A3 restaurant; reconfiguration of service yard and external alterations at street level to provide ancillary lobby area with shopfront to serve the fourth floor level; provision of showers and cycle parking; re-landscaping and enhancement of public realm and other incidental works all in connection with the proposed development.”*

This planning application proposes the development of the site to provide a flexible space for either a high end restaurant or additional office floorspace, new cycle and end of journey facilities, an enhanced public realm and improved bio-diversity and sustainability credentials across the site.

With an overall increase of 946sqm (GEA) of commercial floorspace created through the extensions on the 2<sup>nd</sup>, 3<sup>rd</sup> and 4th floor levels, the proposal triggers the mixed-use requirement under LB Camden's Development Policy DP1. An application is therefore submitted alongside this for residential development at the nearby 1-11 Hawley Crescent, which will provide the requisite off-site housing - a total of 990sqm GEA - as agreed with LB Camden during pre-application discussions.

Accordingly, we enclose an electronic copy of the following documents submitted via the Planning Portal (reference PP-05326211)

- Planning Application and CIL Forms, prepared by Gerald Eve LLP;
- Planning Statement, prepared by Gerald Eve LLP;
- Site Location Plan, prepared by Barr Gazetas;
- Design and Access Statement including Townscape Statement, prepared by Barr Gazetas;
- Existing, Demolition and Proposed drawings, prepared by Barr Gazetas;
- Sustainability Statement prepared by Arup;
- Energy Strategy, prepared by Arup;
- Noise Impact Assessment, prepared by Arup;
- Transport Statement including Servicing and Waste Management Strategies, prepared by Arup;

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- Draft Construction Management Plan, prepared by Arup;
- Draft Restaurant Operational Management Strategy, prepared by Castlehaven Row Ltd;
- Daylight and Sunlight Assessment prepared by Point 2 Surveyors; and
- Ventilation and Extraction Details, provided by Arup.

We also enclose a cheque for £5,005, this being the requisite planning application fee.

We trust that the enclosed information is everything required to validate the application, however should you have any questions in the meantime, please do not hesitate to contact Susie Taylor of this office.

Yours faithfully

*Gerald Eve LLP*

**Gerald Eve LLP**

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