



# RUSSELL TAYLOR ARCHITECTS

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Planning - Development Control  
Camden Council  
Camden Town Hall  
London  
WC1H 8ND

6239

## FLAT 27 THE PRYORS, NW3 1BS

### 1. INTRODUCTION

This document is submitted as part of an application for a Certificate of Lawful Development for works in connection with the refurbishment of the Flat 27, The Pryors, NW3.

The Pryors is an early 20<sup>th</sup> Century development located on the North East corner of Hampstead Conservation Area, with the site boundary running alongside Hampstead Heath. The site consists of two Edwardian mansion blocks comprising a total of 58 self-contained flats. The two buildings, known as Block A and Block B, are not Listed. This proposal is concerning Flat 27 on the top floor of Block A, West corner, facing the Heath on one side and East Heath Road on the other.

### 2. CONTENTS

The application, submitted via the Planning Portal, comprises the following documents:

- This covering letter
- Photographs as existing
- The correct fee of £86.00, paid electronically
- The following drawings:
  - 6239/0 – Location Plan 1:1250
  - 6239/1 – Existing Block A outline – Flat 27 roof plan 1:200
  - 6239/11 – Existing Block A elevations 1:150
  - 6239/12 – Existing Flat 27 SW elevation 1:50
  - 6239/13 – Existing Flat 27 NW elevation 1:50
  - 6239/40 – Existing typical plan window detail 1:2
  - 6239/41 – Existing typical section window detail 1:2
  - 6239/112 – Proposed Flat 27 SW elevation 1:50
  - 6239/113 – Proposed Flat 27 NW elevation 1:50
  - 6239/140 – Proposed typical plan window detail 1:2
  - 6239/141 – Proposed typical section window detail 1:2

### 3. PROPOSAL

The works for which a certificate of Lawful Development is sought consist in the replacement of 8 existing single glazed timber window with double glazed timber windows.

The design of the new windows matches in all details the design of the existing window: same size, same materials, same position, same partitions, same mouldings.

The proposed windows would not change the appearance of the building therefore the proposal is not considered to fall within the 'meaning of development' requiring planning permission as defined by the Town and Country Planning Act 1990.

In conclusion, the proposed works will improve the thermal performance of the flat and allow the removal of unsightly internal secondary glazing without compromising the character of the Conservation Area.

Russell Taylor Architects

c.c. Mr K. Simonyan  
The Pryors Ltd