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

Householder Application for Planning Permission for works or extension to a dwelling and for relevant demolition of an unlisted building in a conservation area  
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" value="Mr"/>	First Name:	<input type="text"/>	Surname:	<input type="text" value="Vlachos"/>
Company name:	<input type="text"/>				
Street address:	<input type="text" value="The Garden House, Vale of Health"/>				
	<input type="text"/>	Telephone number:	<input type="text"/>		
	<input type="text"/>	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="NW3 1AN"/>		<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="Steven"/>	Surname:	<input type="text" value="Wilkinson"/>
Company name:	<input type="text" value="JAMES GORST ARCHITECTS"/>				
Street address:	<input type="text" value="16a Crane Grove"/>				
	<input type="text"/>	Telephone number:	<input type="text" value="02073367140"/>		
	<input type="text" value="London"/>	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" value="WC1A1LT"/>		<input type="text" value="steve@jamesgorstarchitects.com"/>		

**3. Description of Proposed Works**

Please describe the proposed works:

Permission is sought in this application for the careful demolition of the existing brick building ahead of its subsequent replacement, as per the attached drawings.

Has the work already been started without planning permission?  Yes  No

#### 4. Site Address Details

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

Description:

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:

#### 5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?  Yes  No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title:  First name:  Surname:

Reference:

Date (DD/MM/YYYY):  (Must be pre-application submission)

Details of the pre-application advice received:

'I have no objections to the rebuilding of this shed but I anticipate that it may possibly need permission to regularise it, depending on how you interpret permitted development rules.'

#### 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

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?  Yes  No

#### 7. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?  Yes  No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?  Yes  No

#### 8. Parking

Will the proposed works affect existing car parking arrangements?  Yes  No

## 9. 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

## 10. 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:

Rotten timber door.

Description of *proposed* materials and finishes:

Treated timber door to match the Garden House.

### Roof - description:

Description of existing materials and finishes:

Cementboard and asbestos.

Description of *proposed* materials and finishes:

Asbestos to be carefully removed by a professional and replaced with zinc cladding to match the adjacent Garden House.

### Walls - description:

Description of existing materials and finishes:

Damaged brickwork.

Description of *proposed* materials and finishes:

Timber cladding, charred to produce natural durability and to sit quietly alongside the slate cladding of Garden House development adjacent.

### OTHER - description:

Type of other material:

Description of existing materials and finishes:

Damaged plastic gutters

Description of *proposed* materials and finishes:

Concealed zinc gutters with internal downpipes, to match the Garden House.

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:

Existing and proposed plans, and Design & Access Statement.

## 11. Explantion for Proposed Demolition Work

Why is it necessary to demolish all or part of the building(s) and/or structure(s)?

The existing structure comprises clay tiles on cross batons and timber rafters onto 215 wide brickwork walls on spread foundations with a ground bearing floor slab. From a visual inspection at the site, the roof timbers have decayed due to extensive water ingress and the three external walls comprise a multitude of structural defects.

The external walls are visibly bowing outwards and comprise significant cracking, approximately 30mm wide in places, indicative of inadequate footings and ongoing movement.

The external walls and roof are therefore in an unsafe condition. Please refer to attached photographs.

## 12. 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

### 13. Certificates (Certificate A)

**Certificate of Ownership - Certificate A**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14**

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (*owner is a person with a freehold interest or leasehold interest with at least 7 years left to run*) of any part of the land to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding (*"agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act*).

Title:  First name:  Surname:

Person role:  Declaration date:   Declaration made

### 14. 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