



PLANNING AND  
DEVELOPMENT  
CONSULTANTS

Regeneration and Planning  
Planning Solutions Team  
London Borough of Camden  
2nd Floor  
5 Pancras Square  
London N1C 4AG

22<sup>nd</sup> March 2018

For the attention of the Head of Planning

Dear Sir/Madam,

**Town and Country Planning Act 1990 (as amended)**

**138-140 Highgate Road London NW5 1PB**

**Planning and Conservation Area consent being sought for:**

- a) **Demolition of existing building MOT workshop (Class B2/Sui Generis) and associated former petrol filling station canopy with site area measuring 740 sq m.**
- b) **Erection of a three storey terrace building to provide 6 x 4 bedroomed dwelling houses with gardens at lower ground, ground and upper ground levels together with associated landscaping.**

Please note that the application has been submitted via planning portal (Reference PP-06828624). The following technical reports also supports this submission:

Report title	Consultant
Arboricultural Report	Jomas Associates Ltd
Archeology Report	Allen Archaeology
Air Quality Assessment	ACCON UK
Environment Desk Study incorporating Basement Impact Assessment (BIA), Floodrisk, Land Contamination and Construction Method Groundwork Assessment	Jomas Associates Ltd
Daylight and Sunlight Assessment	Jomas Associates Ltd

**Hamilton House Mabledon Place Bloomsbury London WC1H 9BB**

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**Reg. No: OC36924**

Design and Access Statement and Application Drawing Pack	The Dhaus Ltd
Energy and Code for Sustainable Homes Assessment	Jomas Associates Ltd
Ecology Assessment	Land Use Consultants
Heritage Statement	Architectural History Practice
Noise Report	Jomas Associates Ltd
Planning Policy Statement	Washington Young LLP Chartered Town Planners
CIL Additional Information Form	Washington Young LLP Chartered Town Planners
Planning Application Forms and Requisite Certificates	Washington Young LLP Chartered Town Planners
Statement of Community Involvement	Westbourne Communications
Transport Statement	Create Consulting Engineers
Viability Appraisal (submitted under separate confidential cover to LA)	Carter Jonas Chartered Surveyors

The planning application drawing pack identifies the existing MOT building and petrol filling station canopy to be demolished within a conservation area. Also supplied are existing plans, proposed redevelopment plans, sections and elevations as listed below:

No.	Plan Title	Drawing reference no.
1	Site Location and Block Plans	00 67 FE 000
2	Existing Roof Plan	00 67 PL 001
3	Existing Ground Floor Plan	00 67 PL 002
4	Existing Elevations 1 of 2	0067 PL 003
5	Existing Elevations 2 of 2	0067 PL 004
6	Existing Sections	0067 PL 005
7	Proposed Roof Plan	0067 PL 006
8	Proposed Upper Ground Floor Plan	0067 PL 007
9	Proposed Ground Floor Plan	0067 PL 008
10	Proposed Lower Ground Floor Plan	0067 PL 009
11	Proposed Elevations 1 of 2	0067 PL 010
12	Proposed Elevations 2 of 2	0067 PL 011
13	Proposed Sections (cross-section)	0067 PL 012 (cross-section)
14	Proposed Sections (longitudinal section)	0067 PL 013 (longitudinal section)

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The local authority application fee is settled directly by the applicant.

We trust this application will be validated as soon as possible, and look forward to discussing the application with you in due course.

Yours faithfully

*R W Young*

For and on behalf of Washington Young LLP

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