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

Application for listed building consent for alterations, extension or demolition of a listed building.

## Planning (Listed Building and Conservation Areas) 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. Site Address

Number	<input type="text" value="17"/>
Suffix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text" value="Regent's Park Terrace"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="London"/>
Postcode	<input type="text" value="NW1 7ED"/>
Description of site location must be completed if postcode is not known:	
Easting (x)	<input type="text" value="528621"/>
Northing (y)	<input type="text" value="183836"/>
Description	<input type="text"/>

### 2. Applicant Details

Title	<input type="text" value="Mr"/>
First name	<input type="text"/>
Surname	<input type="text" value="Gorchov Brearley"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="17 Regent's Park Terrace"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text"/>

## 2. Applicant Details

Country	<input type="text"/>
Postcode	NW1 7ED
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

## 3. Agent Details

Title	Mr
First name	Mischa
Surname	Gorchov Brearley
Company name	<input type="text"/>
Address line 1	17 Regents Park Terrace
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	London
Country	<input type="text"/>
Postcode	NW1 7ED
Primary number	07968149362
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	mischa@globalnet.co.uk

## 4. Description of Proposed Works

Please describe details of the proposed development or works including details of proposals to alter, extend or demolish the listed building(s):

To repair and renovate the existing lightwell staircase that gives access to the lightwell and vault area from the street. To replace broken and concrete treads and risers with new stone treads and risers to match the original. To remove the existing brick wall supporting part of the stair and cantilever the lower section of stair to match the top portion in order to address the damp ingress caused because of the brick supporting wall and enclosed space and to gain more space for bike/bin storage at lower ground floor level, beneath the bottom part of the stair. The existing metal railings, which form part of the heritage listing, will be carefully removed and re-installed in the new stone treads and risers. The existing stone coping to the brick party wall with no.16, which bounds the lightwell to the South, is also in a severe state of disrepair, causing ingress of water into the wall and stair below, and the stones that form the coping will be repaired and/or where necessary replaced to match the original.

Has the development or work already been started without planning permission?

☐ Yes ☒ No

## 5. Listed Building Grading

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

5. Listed Building Grading

- ☐ Don't know
- ☐ Grade I
- ☐ Grade II\*
- ☒ Grade II

Is it an ecclesiastical building? ☐ Don't know ☐ Yes ☒ No

6. Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building? ☐ Yes ☒ No

7. Related Proposals

Are there any current applications, previous proposals or demolitions for the site? ☐ Yes ☒ No

8. Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building? ☐ Yes ☒ No

9. Listed Building Alterations

Do the proposed works include alterations to a listed building? ☒ Yes ☐ No

If Yes, do the proposed works include

- a) works to the interior of the building? ☐ Yes ☒ No
- b) works to the exterior of the building? ☒ Yes ☐ No
- c) works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally? ☒ Yes ☐ No
- d) stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)? ☐ Yes ☒ No

If the answer to any of these questions is Yes, please provide plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed. Also include the proposal for their replacement, including any new means of structural support, and state references for the plan(s)/drawing(s).

This application seeks Listed Building consent to repair and renovate the existing lightwell staircase that gives access to the lightwell and vault area from the street. Many of the existing treads and risers have patch repairs with concrete (particularly at corners) or have been entirely replaced by concrete. Leading down from the street: the upper 4 treads and risers, cantilever off the brick boundary wall and are unsupported on their free edge; the lower 9 treads are bedded into the front wall of the house at one side and bear onto a single brick wall at the other. This single brick wall returns under the 5th tread from the top to form an enclosed space in the lightwell, which suffers from severe damp. This staircase is in regular use by the occupants including children and requires urgent repair. The proposed works involve replacement of broken and concrete treads and risers with new stone treads and risers to match the original. In order to alleviate the damp problems related to the brick supporting wall and enclosed space and to gain more space for bike/bin storage beneath the bottom part of the stair, it is proposed to cantilever the lower section of stair. The existing metal railings, which form part of the heritage listing, will be carefully removed and re-installed in the new stone treads and risers. The existing stone coping to the brick party wall with no.16, which bounds the lightwell to the South, is also in a severe state of disrepair, causing ingress of water into the wall and stair below, and the the stones that form the coping will be repaired and/or where necessary replaced to match the original. lease see attached: Drawing numbers RTP(L)00, RTP(L)10, RTP(L)11, RTP(L)20, RTP(L)21, RTP(L)30, RTP(L)31, RTP(L)40, RTP(L)41; and Heritage Statement, which includes detailed description of proposals and justification, photographs and other supporting documents.

10. Materials

Does the proposed development require any materials to be used in the build? ☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material) demolition excluded

Please add materials by using the dropdown, clicking 'add' and filling in all the entries in the popup box

Other type of material (e.g. guttering) staircase and coping	
Please provide a description of existing materials and finishes:	Sandstone (York stone) treads and risers and coping stone

## 10. Materials

Other type of material (e.g. guttering) staircase and coping

Please provide a description of proposed materials and finishes:

Sandstone (York stone) treads and risers and coping to match existing/  
original

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

☒ Yes ☐ No

If Yes, please state references for the plans, drawings and/or design and access statement

Drawing numbers RPT(L)00, RPT(L)10, RPT(L)11, RPT(L)20, RPT(L)21, RPT(L)30, RPT(L)31, RPT(L)40, RPT(L)41; Design and Access Statement; and Heritage Statement, which includes detailed description of proposals and justification, photographs and other supporting documents.

## 11. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

☐ Yes ☒ No

## 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. 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 (Must be pre-application submission)

Details of the pre-application advice received

After meeting with a specialist contractor who said that the stair is in a severely deteriorated state and could fail at any time I called the Council and spoke to the duty planner who was Ms Kristina Smith on around the 8th July 2018. I asked Ms Smith if, given the urgency of the situation, whether Listed Building Permission would be required prior to commencing repair works and sent her an email with photographs and report. Ms Smith confirmed with me on 18 July 2018 that Listed Building Consent would be required.

## 14. Authority Employee/Member

**With respect to the Authority, is the applicant or agent one of the following:**

- (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

## 15. Certificates

### CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

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 or building to which the application relates.

Person role

- ☐ The applicant  
☒ The agent

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Mischa"/>
Surname	<input type="text" value="Gorchov Brearley"/>
Declaration date (DD/MM/YYYY)	<input type="text" value="08/08/2018"/>

☒ Declaration made

## 16. 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 (cannot be pre-application)	<input type="text" value="08/08/2018"/>
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