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

Application for Planning Permission and listed building consent for alterations,
extension or demolition of a listed building.
Town and Country Planning Act 1990
Planning (Listed Buildings 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

Suffix

Property name

Address line 1

Address line 2

Address line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="WC1R 4BS"/>
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	<input type="text" value="Mr"/>
First name	<input type="text" value="Lee"/>
Surname	<input type="text" value="Chater"/>
Company name	<input type="text" value="Mansfield Monk Ltd"/>
Address line 1	<input type="text" value="Mansfield Monk Ltd"/>
Address line 2	<input type="text" value="Library House, High Street"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Ingatestone"/>
Country	<input type="text" value="UK"/>
Postcode	<input type="text" value="CM4 9EU"/>
Primary number	<input type="text" value="01277351981"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text" value="lee.chater@mansfieldmonk.co.uk"/>

4. Description of the Proposal

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

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

Internal/ external refurbishment works to the property to include the following; Repair and maintenance works to the fabric of the building including structural repair works and monitoring, re-spray of existing external blue aluminium windows, doors, light well atrium structure including all external balustrades, handrails and external stairs to Jockey Fields. A complete overhaul of building services removing old/ redundant plant and installation of new building services, external condensers to light well including replacement condensers to Jockey field's roof. Internal decorations, new floor finishes, upgrade of rear office suspended ceilings, installation of additional toilets and upgrade of existing toilets finishes, installation of new stair lift in light well, new internal partitioning to rear Jockey Fields building to provide reconfigured office space.

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. Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

Yes No

8. 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).

Refer to existing and proposed accompanying drawings listed on the attached drawing issue sheets including relevant Design Access & Heritage statement, acoustic report, structural report and services drawings and specification.

9. 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 fields in the popup box.

To correct existing entries, use the 'Edit' link to open the popup box and ensure that all fields are completed.

External Walls

Please provide a description of existing materials and finishes:

Bedford Row: Brickwork to front with render at basement level, brickwork and part rendered at the rear with stone cappings to parapet walls.
Jockey Fields: Brickwork

Please provide a description of proposed materials and finishes:

Bedford Row: Isolated areas of mortar repointing and replacement bricks, leadwork replaced. Localised render repairs where needed. Stone repairs and renew mortar joints to parapet walls. Formation of new window openings and blocking up an existing opening.
Jockey Fields: Undertake any localised repairs.

Roof covering

Please provide a description of existing materials and finishes:

Bedford Row: Clay pitched/ hipped roofs and areas of flat roofs. Timber

9. Materials

Roof covering	
	<p>framed glazed rooflights.</p> <p>Jockey Fields: Pitched roof overlaid with lead. Inverted roofs with asphalt covering and ballast to roof terraces. Glazed metal framed roof to central lightwell.</p>
Please provide a description of proposed materials and finishes:	<p>Bedford Row: Local repairs to hipped pitched roofs and replace lead flashings. Repairs and redecoration to timber framed glazed roof lights. Flat roof repairs</p> <p>Jockey Fields: Undertake repairs where water ingress occurs. Remove ballast and clean inverted roofs, make repairs/ replace asphalt roof covering. Clean and re-spray metal framed lightwell structure in RAL Colour 9017.</p>

Chimney	
Please provide a description of existing materials and finishes:	Bedford Row: Brick chimney
Please provide a description of proposed materials and finishes:	Bedford Row: Re-pointing of brickwork and isolated replacement/ repairs to brickwork.

Windows	
Please provide a description of existing materials and finishes:	<p>Bedford Row: Timber sliding sash windows. Internal timber shutters to window openings in certain rooms.</p> <p>Jockey Fields: Blue double glazed aluminium windows</p>
Please provide a description of proposed materials and finishes:	<p>Bedford Row: Undertake repairs and redecorate all existing timber sliding sash windows and shutters to match existing.</p> <p>Jockey Fields: Overhaul, replace seals and respray double glazed aluminium windows in RAL Colour 9017.</p>

External Doors	
Please provide a description of existing materials and finishes:	<p>Bedford Row: Existing painted timber doors</p> <p>Jockey Fields: Existing blue aluminium and timber painted doors.</p>
Please provide a description of proposed materials and finishes:	<p>Bedford Row: Undertake repairs and redecorate existing doors in Farrow & Ball 'off black' (57). New doors to match existing where non compliance with fire ratings.</p> <p>Jockey Fields: Undertake repairs/ overhaul and refinish doors in RAL 9017. New doors to match existing. Refer to detailed door schedule for breakdown.</p>

Ceilings	
Please provide a description of existing materials and finishes:	<p>Bedford Row: Flat smooth finished plastered ceilings, with various size/ style cornices.</p> <p>Jockey Fields: Mixture of plasterboard, mineral fibre and metal pan suspended ceiling systems.</p>
Please provide a description of proposed materials and finishes:	<p>Bedford Row: Undertake repairs to various fixings holes and cracking, redecorate existing ceilings to match existing.</p> <p>Jockey Fields: New metal pan suspended ceiling systems with plasterboard margins.</p>

9. Materials

Internal Walls	
Please provide a description of existing materials and finishes:	Bedford Row: Solid brickwork plastered walls, internal timber panelling, lath & plaster stud walls. Jockey Fields: Modern internal drywall / plasterboard partitioning with metal studwork.
Please provide a description of proposed materials and finishes:	Bedford Row: Undertake remedial works due to damp penetration and carry out repairs to plastered walls and internal timber panelling and lath & plaster stud walls. All repairs to match existing finish on a like for like basis. Jockey Fields: New internal plasterboard partitioning with metal studwork forming reconfigured office space.

Floors	
Please provide a description of existing materials and finishes:	Bedford Row: Solid concrete floors, timber raised access floors, and timber floors boards on timber joists. Jockey Fields: Raised timber access floor above structural concrete floor slab. Block paving to courtyard.
Please provide a description of proposed materials and finishes:	Bedford Row: New/ replacement internal floor finishes throughout. Retain all existing floor substrates. Existing timber floors to be carefully lifted/ partially accessed to allow new services installation. Jockey Fields: Retain existing raised timber access floor above structural concrete floor slab, lift to allow services installation. Remove block paving and provide new courtyard tiled floor finish. Refer to floor finishes plans for types and extents.

Internal Doors	
Please provide a description of existing materials and finishes:	Bedford Row: Solid hardwood, solid painted timber and part glazed timber doors. Jockey Fields: Timber veneer doors and aluminium double glazed doors.
Please provide a description of proposed materials and finishes:	Bedford Row: All existing doors to be repaired/ redecored/ re-finished where possible. Provide new doors to match existing style in order to comply with fire rating compliance. Jockey Fields: New timber veneer doors and glazed aluminium framed doors. Refer to door schedule for detailed scheduling.

Rainwater goods	
Please provide a description of existing materials and finishes:	Bedford Row: Cast iron down pipes and hoppers Jockey Fields: Plastic rainwater guttering and downpipes and asphalt/ lead lined gutters.
Please provide a description of proposed materials and finishes:	Bedford Row: Replace defective joints to match existing cast iron down pipes/ hoppers. Jockey Fields: Clean and repair defective plastic rainwater down pipes and guttering. Allow for relining asphalt and lead lined gutters as required.

Boundary treatments (e.g. fences, walls)	
Please provide a description of existing materials and finishes:	Bedford Row: Painted metal staircase/ balustrades to front elevation. Jockey Fields: Painted render finish to existing party wall.

9. Materials

Boundary treatments (e.g. fences, walls)	
Please provide a description of proposed materials and finishes:	Bedford Row: Undertake any repairs/ rub down and redecorate stairs/ balustrades to match existing. Jockey Fields: Repair cracks to the render and redecorate.

Lighting	
Please provide a description of existing materials and finishes:	Bedford Row: Recessed down lights, surface mounted wall lights, surface mounted track lights and suspended pendant light fittings. Jockey Fields: Recessed lights in the suspended ceiling system/ surface mounted fittings.
Please provide a description of proposed materials and finishes:	Bedford Row: All existing lighting to be replaced with new on a like for like basis. Jockey Fields: New recessed lights in the suspended ceiling system and new suspended pendant light fittings.

Other type of material (e.g. guttering) Entrance timber portico's	
Please provide a description of existing materials and finishes:	Bedford Row: Painted timber portico's with lead roof covering. Jockey Fields: Aluminium louvres to concealing roof plant.
Please provide a description of proposed materials and finishes:	Bedford Row: Thoroughly repair and redecorate timber portico's. Jockey Fields: Re-spay existing aluminium louvres to concealing roof plant in RL Colour 9017. New acoustic enclosure concealing new a/c condensers.

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

Refer to drawing issue sheets for detailed list of all drawings and schedules accompanying this application and Design Access and Heritage statement including acoustic report.

10. Site Area

What is the measurement of the site area? (numeric characters only).

712

Unit

sq.metres

11. Existing Use

Please describe the current use of the site

Office

Is the site currently vacant?

Yes No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

Yes No

Land where contamination is suspected for all or part of the site

Yes No

A proposed use that would be particularly vulnerable to the presence of contamination

Yes No

12. Pedestrian and Vehicle Access, Roads and Rights of Way

- Is a new or altered vehicular 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
- Are there any new public roads to be provided within the site? Yes No
- Are there any new public rights of way to be provided within or adjacent to the site? Yes No
- Do the proposals require any diversions/extinguishments and/or creation of rights of way? Yes No

13. Vehicle Parking

- Is vehicle parking relevant to this proposal? Yes No

14. Foul Sewage

Please state how foul sewage is to be disposed of:

- Mains Sewer
- Septic Tank
- Package Treatment plant
- Cess Pit
- Other
- Unknown

- Are you proposing to connect to the existing drainage system? Yes No Unknown

If Yes, please include the details of the existing system on the application drawings. Please state the plan(s)/drawing(s) references.

Refer to services drawing issue sheet for detail list of drawings.

15. Assessment of Flood Risk

- Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.) Yes No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

- Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? Yes No
- Will the proposal increase the flood risk elsewhere? Yes No

How will surface water be disposed of?

- Sustainable drainage system
- Existing water course
- Soakaway
- Main sewer
- Pond/lake

16. Trees and Hedges

- Are there trees or hedges on the proposed development site? Yes No

- And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? Yes No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is

16. Trees and Hedges

required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

17. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

a) Protected and priority species (see guidance note):

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

b) Designated sites, important habitats or other biodiversity features (see guidance note):

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

c) Features of geological conservation importance (see guidance note):

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

18. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? Yes No

If Yes, please provide details:

Courtyard enclosure

Have arrangements been made for the separate storage and collection of recyclable waste? Yes No

If Yes, please provide details:

Courtyard enclosure

19. Residential/Dwelling Units

Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

This will provide the local authority with the required information to validate and determine your application.

Does your proposal include the gain, loss or change of use of residential units? Yes No

20. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? Yes No

21. Employment

Will the proposed development require the employment of any staff? Yes No

Please complete the following information regarding employees:

21. Employment

Type	Full-time	Part-time	Equivalent number of full-time
Existing employees	100		
Proposed employees	100		

22. Hours of Opening

Are Hours of Opening relevant to this proposal?

Yes No

23. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

1. Replacement air handling unit in the second floor plant room.
2. New replacement A/C condensers in two locations;
 - a. Jockeys field's replacement roof condensers.
 - b. New A/C condensers to provide heating/ cooling to offices located in an acoustic enclosure to the internal courtyard.
- 3) Localised hot water heaters replacing gas boilers with flues.
- 4) Overhaul of to an existing toilet extract system

Is the proposal for a waste management development?

Yes No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

24. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes No

25. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

Yes No

26. 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

27. 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	<input type="text" value="Mrs"/>
First name	<input type="text" value="Colette"/>
Surname	<input type="text" value="Hatton"/>
Reference	<input type="text" value="2018/1041/L"/>

27. Pre-application Advice

Date (Must be pre-application submission)

04/04/2018

Details of the pre-application advice received

Planning (Listed Building and Conservation Areas) Act 1990 for opening up/ remedial works to the property.

28. Authority Employee/Member

With respect to the Authority, is the applicant and/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

It is an important principle of decision-making that the process is open and transparent.

Yes No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

29. Ownership Certificates and Agricultural Land Declaration

Certificate Of Ownership - Certificate A Certificate under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 & 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* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural holding' has the meaning given by reference to the definition of 'agricultural tenant' in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person role

- The applicant
- The agent

Title

First name

Surname

Declaration date

Declaration made

30. 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)