

Email: planning@camden.gov.uk
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Development Management
Camden Town Hall Extension
Argyle Street
London WC1H 8EQ

Application for Planning Permission. 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. Site Address

Number	<input type="text" value="15"/>
Suffix	<input type="text"/>
Property name	<input type="text" value="Flat A"/>
Address line 1	<input type="text" value="Well Walk"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="London"/>
Postcode	<input type="text" value="NW3 1BY"/>

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

Easting (x)	<input type="text" value="526708"/>
Northing (y)	<input type="text" value="186065"/>

Description

2. Applicant Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="John & Morwenna"/>
Surname	<input type="text" value="Lawson"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="Flat A, 15, Well Walk"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="London"/>
Country	<input type="text"/>

2. Applicant Details

Postcode	NW3 1BY
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant?

Yes No

3. Agent Details

Title	Mr
First name	Francis
Surname	Birch
Company name	Francis Birch Architect
Address line 1	11 North Hill Avenue
Address line 2	Highgate
Address line 3	
Town/city	London
Country	
Postcode	N6 4RJ
Primary number	07432553861
Secondary number	
Fax number	
Email	f.birch123@gmail.com

4. Site Area

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

0.01

Unit

hectares

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

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.

New glazed 'conservatory' addition at lower ground level rear elevation enclosing existing patio terrace between existing retained perimeter walls.

Has the work or change of use already started?

Yes No

5. Description of the Proposal

If yes, please state the date when the work or change of use started (date must be pre-application submission)
DD/MM/YYYY

05/11/2018

Has the work or change of use been completed?

Yes No

6. Existing Use

Please describe the current use of the site

Residential

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

7. 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):

Roof	
Description of existing materials and finishes (optional):	nil
Description of proposed materials and finishes:	Aluminium framed 15degree lean-to pitched roof glazing with matching aluminium roofing panel margin all in matching PPC coated factory finish & colour.
Windows	
Description of existing materials and finishes (optional):	nil
Description of proposed materials and finishes:	Aluminium framed windows in colour & finish to match aluminium framing to roof glazing system.
Doors	
Description of existing materials and finishes (optional):	nil
Description of proposed materials and finishes:	Aluminium framed access door in colour & finish to match aluminium framing to windows & roof glazing system.
Boundary treatments (e.g. fences, walls)	
Description of existing materials and finishes (optional):	Rendered masonry perimeter retaining walls & party boundary walls with PC copings & black painted railings.

7. Materials

Boundary treatments (e.g. fences, walls)

Description of proposed materials and finishes:

All existing boundary walls & perimeter retaining walls & railings to be retained as existing but repaired as required.

Other type of material (e.g. guttering) guttering & drainage pipework

Description of existing materials and finishes (optional):

Cast iron guttering & black upvc waste & soil pipes on rear masonry wall elevation to main house.

Description of proposed materials and finishes:

PPC Aluminium paneled box gutter to eaves to roof glazing in finish & colour to match new aluminium windows & roof glazing framing.

Lighting

Description of existing materials and finishes (optional):

Wall mounted Bulkhead exterior lighting

Description of proposed materials and finishes:

Wall mounted exterior downlight fittings to raised patio terrace only.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

Yes No

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

JL2011-01 rev D01 Survey Drawing; OS site location plan at 1:1250 scale; Proposed ground & lower ground floor plans 1025 rev D02; Proposed Sections & Elevations 1026 rev D02; Design & Access Report rev 04 Nov 2018; Construction Management Statement rev 03 Nov 2018; Construction Access site plan re showing materials access from street.

8. 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

9. Vehicle Parking

Is vehicle parking relevant to this proposal?

Yes No

10. 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 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'.

11. 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

12. 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

13. 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.

See existing drainage system on survey drawing JL2011-01 rev D01

14. Waste Storage and Collection

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

14. Waste Storage and Collection

Have arrangements been made for the separate storage and collection of recyclable waste?

Yes No

15. Trade Effluent

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

Yes No

16. 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

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

Yes No

18. Employment

Will the proposed development require the employment of any staff?

Yes No

19. Hours of Opening

Are Hours of Opening relevant to this proposal?

Yes No

20. 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:

not applicable

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

21. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes No

22. 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

23. 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	Mr
First name	Robert
Surname	Lester
Reference	

Date (Must be pre-application submission)

08/03/2018

Details of the pre-application advice received

The proposals for the new conservatory were discussed & agreed in principle with Robert Lester, the Planning officer at Camden Council who had previously dealt with the earlier proposals. (see extract from email correspondence of 08-03-18)
It was agreed that; "...a construction management plan by s.106 legal agreement would not be required for the reduced development a shorter construction method statement should be submitted with the revised application. This would be based on the document you have already submitted, but would also include a response to the matters listed in the email below from our highways team."

24. 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?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates.

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Maria Nicolacopoulou
Number	15
Suffix	
House Name	
Address line 1	Flat B, 15, Well Walk
Address line 2	
Town/city	London
Postcode	NW3 1BY
Date notice served (DD/MM/YYYY)	30/11/2018

Name of Owner/Agricultural Tenant	Leonardo & Lucie Carpentieri
Number	15
Suffix	
House Name	
Address line 1	Flat C, 15, Well Walk
Address line 2	
Town/city	London
Postcode	NW3 1BY
Date notice served (DD/MM/YYYY)	30/11/2018

Name of Owner/Agricultural Tenant	Ken Payne
Number	15
Suffix	
House Name	
Address line 1	Flat D, 15, Well Walk
Address line 2	
Town/city	London
Postcode	NW3 1BY
Date notice served (DD/MM/YYYY)	30/11/2018

Person role

- The applicant
 The agent

25. Ownership Certificates and Agricultural Land Declaration

Title	Mr
First name	Francis
Surname	Birch
Declaration date (DD/MM/YYYY)	30/11/2018

Declaration made

26. 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)