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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	28
Suffix	
Property name	
Address line 1	Winscombe Street
Address line 2	
Address line 3	
Town/city	London
Postcode	N19 5DG

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

Easting (x)	528827
Northing (y)	186490

Description

application site is 24-32 Winscombe Street, London, N19 5DG

2. Applicant Details

Title	Ms
First name	Jo
Surname	McCafferty
Company name	
Address line 1	28 Winscombe Street
Address line 2	
Address line 3	
Town/city	London

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="N19 5DG"/>
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

No Agent details were submitted for this application

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):

Brickwork cleaning and repointing to match existing. Replacement of brick sills and brick parapets to match existing brick sills and parapets. No demolitions or extensions to the listed building are proposed. 24-32 Winscombe Street is a grade II listed building with grey concrete brickwork wall with brick sill and parapets. Over time the brick sills and parapets have deteriorated resulting in unsightly staining across the facade. these works propose to replacement the damaged and on course of parapet brickwork to match the original detail and brick.

Has the development or work already been started without consent?

☐ 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)?

- ☐ 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

9. Listed Building Alterations

- 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).

Drawings and documents attached - as follows:
556.P00C 24-32 Winscombe Street Location Plan
556.P01C Roof Plan and details
556.P02C First Floor Plan and details
556.P03C Elevation Photos
556.P04C Pointing Repairs
556.P05C - Winscombe Street Brickwork Repairs Schedule of Works
556.P06C 556.P05C - Design & Access Statement - Description of Works

10. Materials

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

Please provide a description of existing and proposed materials and finishes to be used (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:	Grey Concrete Brickwork, sills and parapets with grey mortar
Please provide a description of proposed materials and finishes:	Grey Concrete Brickwork, sills and parapets with grey mortar

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

Drawings and documents attached - as follows:
556.P00C 24-32 Winscombe Street Location Plan
556.P01C Roof Plan and details
556.P02C First Floor Plan and details
556.P03C Elevation Photos
556.P04C Pointing Repairs
556.P05C - Winscombe Street Brickwork Repairs Schedule of Works
556.P06C 556.P05C - Design & Access Statement - Description of Works

11. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal? ☒ Yes ☐ No

If Yes, please provide details:

I have consulted my neighbours and shown them the proposed drawings and got their agreement to the works on 21 March 2019. My neighbours who were consulted are:
Tim Bassingthwaite - 24 Winscombe Street N19 5DG
Lizzie Smith & Geoff Pyle - 26 Winscombe Street N19 5DG
Sally Griffin - 30 Winscombe Street N19 5DG
Jon Levy - 32 Winscombe Street N19 5DG

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?

12. Site Visit

- ☐ 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

I met with Catherine Bond - Principal Planner (Conservation) - on site at 28 Winscombe St on 30 November 2018. We discussed the proposals, reviewed the proposed submission drawings and looked at the building elevations. Catherine's advice was that the proposals seemed appropriate for the listed building and that we should make an application for formal Listed Building Consent. We discussed the content of the application required and agreed that the drawings I showed her were suitable with the addition of a location plan and a short description of the works. These have been included in the application.

14. 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?

15. Certificates

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

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 (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 this application relates.

Owner

15. Certificates

1	
Name of Owner	[REDACTED]
Number	[REDACTED]
Suffix	
House Name	
Address line 1	[REDACTED]
Address line 2	
Town/city	[REDACTED]
Postcode	[REDACTED]
Date notice served	01/04/2019

2	
Name of Owner	[REDACTED]
Number	[REDACTED]
Suffix	
House Name	
Address line 1	[REDACTED]
Address line 2	
Town/city	[REDACTED]
Postcode	[REDACTED]
Date notice served	02/04/2019

3	
Name of Owner	[REDACTED]
Number	[REDACTED]
Suffix	
House Name	
Address line 1	[REDACTED]
Address line 2	
Town/city	
Postcode	[REDACTED]
Date notice served	02/04/2019

15. Certificates

4	
Name of Owner	
Number	
Suffix	
House Name	
Address line 1	
Address line 2	
Town/city	
Postcode	
Date notice served	02/04/2019

5	
Name of Owner	
Number	
Suffix	
House Name	
Address line 1	
Address line 2	
Town/city	
Postcode	
Date notice served	02/04/2019

Person role

- ☒ The applicant
☐ The agent

Title

First name

Surname

Declaration date (DD/MM/YYYY)

☒ 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)