

Email: planning@camden.gov.uk
Phone: 020 7974 4444
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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="13"/>
Suffix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text" value="Shorts Gardens"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="London"/>
Postcode	<input type="text" value="WC2H 9AT"/>

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

Easting (x)	<input type="text" value="530095"/>
Northing (y)	<input type="text" value="181131"/>

Description

2. Applicant Details

Title	<input type="text"/>
First name	<input type="text" value="-"/>
Surname	<input type="text" value="-"/>
Company name	<input type="text" value="Shaftesbury Covent Garden Limited"/>
Address line 1	<input type="text" value="c/o Rolfe Judd Planning"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text"/>
Country	<input type="text"/>

2. Applicant Details

Postcode

Primary number

Secondary number

Fax number

Email address

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

3. Agent Details

Title

First name

Rolfe Judd

Surname

Planning

Company name

Rolfe Judd Planning

Address line 1

Old Church Court

Address line 2

Claylands Road

Address line 3

Oval

Town/city

London

Country

Postcode

SW8 1NZ

Primary number

02075561500

Secondary number

Fax number

Email

markr@rolfe-judd.co.uk

4. Site Area

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

83

Unit

sq.metres

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.

Application for planning permission for change of use of the first floor from Class A1 (retail) to Class C3 (residential) and associated external alterations to form a new window.

Has the work or change of use already started?

☐ Yes

☒ No

6. Existing Use

Please describe the current use of the site

The first floor is in retail (Class A1) use.

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?

☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used (including type, colour and name for each material):

Windows

Description of existing materials and finishes (optional):

Please refer to the submitted drawings and cover letter for further details.

Description of proposed materials and finishes:

Please refer to the submitted drawings and cover letter for further details.

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

Please refer to the submitted drawings and cover letter for further details.

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

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?

To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.

a) Protected and priority species:

- ☐ 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:

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

c) Features of geological conservation importance:

- ☐ 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

14. Waste Storage and Collection

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

If Yes, please provide details:

14. Waste Storage and Collection

Please refer to the submitted drawing 24503-05 which provides waste details.

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

☒ Yes☐ No

If Yes, please provide details:

Please refer to the submitted drawing 24503-05 which provides waste details.

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

Please select the proposed housing categories that are relevant to your proposal.

☒ Market

☐ Social

☐ Intermediate

☐ Key Worker

Add 'Market' residential units

Market: Proposed Housing						
	Number of bedrooms					
	1	2	3	4+	Unknown	Total
Houses	2	0	0	0	0	2
Total	2	0	0	0	0	2

Please select the existing housing categories that are relevant to your proposal.

☐ Market

☐ Social

☐ Intermediate

☐ Key Worker

Total proposed residential units

2

Total existing residential units

0

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

If you have answered Yes to the question above please add details in the following table:

17. All Types of Development: Non-Residential Floorspace

Use Class	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
A1 - Shops Net Tradable Area	86	86	0	-86
Total	86	86	0	-86

For hotels, residential institutions and hostels please additionally indicate the loss or gain of rooms:

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:

N/A

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

Does the proposal involve the use or storage of any hazardous substances? ☐ 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?

- ☒ 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

Samir

23. Pre-application Advice

Surname	Benembarek
Reference	
Date (Must be pre-application submission)	
Details of the pre-application advice received	

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

Name of Owner/Agricultural Tenant	Souk Restaurants Limited
Number	4
Suffix	
House Name	
Address line 1	Neal's Yard
Address line 2	Seven Dials Court
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Christophe Nobileau
Number	
Suffix	
House Name	Flat 1
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Gardens
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Michael S Culis & Tracy J Ranson
Number	
Suffix	
House Name	Flat 2
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Gardens
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Fiona Jane Paton & Timothy Rowland Hill
Number	
Suffix	
House Name	Broughton Lane Farm
Address line 1	Harmston Low Fields
Address line 2	Lincoln
Town/city	
Postcode	LN5 9SY
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	H Cohen
Number	
Suffix	
House Name	22
Address line 1	Connaught Avenue
Address line 2	Loughton
Town/city	Essex
Postcode	IG10 4DS
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	J Wolfson
Number	
Suffix	
House Name	118 East 38 Street
Address line 1	
Address line 2	New York
Town/city	USA
Postcode	NY 10016
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Citymarch Limited
Number	
Suffix	
House Name	Drury Estates
Address line 1	2 Nottingham Court
Address line 2	Covent Garden
Town/city	London
Postcode	WC2H 9BF
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	H Cohen
Number	
Suffix	
House Name	22
Address line 1	Connaught Avenue
Address line 2	Loughton
Town/city	Essex
Postcode	IG10 4DS
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Mr J & Mrs J Aisbitt
Number	
Suffix	
House Name	61 Arlington Road
Address line 1	
Address line 2	
Town/city	London
Postcode	NW1 7ES
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Mr & Mrs Dunstone
Number	
Suffix	
House Name	Wenden Place Farm
Address line 1	Wendens Ambo
Address line 2	Saffron Walden
Town/city	
Postcode	CB11 4JY
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Elinor Hogarth & Margaret Stubbs
Number	
Suffix	
House Name	Flat 10
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Gardens
Town/city	London
Postcode	WC2
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Michael Jon Edward Pope
Number	
Suffix	
House Name	Flat 11
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Gardens
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	P&J Edwards
Number	
Suffix	
House Name	Constant Spring
Address line 1	Whitemore Vale
Address line 2	Hindhead
Town/city	Surrey
Postcode	GU26 6JA
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	JMS Financial Services Ltd
Number	63
Suffix	
House Name	FAO Sir Martin Sorrell
Address line 1	Cheyenne Walk
Address line 2	
Town/city	London
Postcode	SW3 5LT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Samir Mahdi
Number	
Suffix	
House Name	Flat 14
Address line 1	5-11 Shorts Gardens
Address line 2	Seven Dials Court
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Mr & Mrs D G Tuller
Number	
Suffix	
House Name	4921 SW 11th Place
Address line 1	Cape Coral
Address line 2	Florida
Town/city	USA
Postcode	33914
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Alice Jane English
Number	
Suffix	
House Name	Flat 16
Address line 1	Seven Dials Court
Address line 2	Covent Garden
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	A K Banerjee
Number	
Suffix	
House Name	Flat 17
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Gardens
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Alyson Thompson
Number	
Suffix	
House Name	Flat 18
Address line 1	Seven Dials Court
Address line 2	Shorts Gardens
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Robert H J McCracken
Number	
Suffix	
House Name	Flat 19
Address line 1	Seven Dials Court
Address line 2	5-11 Shorts Garden
Town/city	London
Postcode	WC2H 9AT
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	G & A Almerar DeLeon
Number	6745
Suffix	
House Name	A-103 Ritz Towers
Address line 1	Ayala Avenue
Address line 2	Makati City
Town/city	Phillippines
Postcode	1226
Date notice served (DD/MM/YYYY)	26/04/2019

Name of Owner/Agricultural Tenant	Internet Limited
Number	
Suffix	
House Name	C/O Jenna Brady, Cayman National Bank
Address line 1	Cayman National House
Address line 2	4-8 Hope Street
Town/city	Isle of Man
Postcode	IM1 1AQ
Date notice served (DD/MM/YYYY)	26/04/2019

Person role

☐ The applicant

☒ The agent

25. Ownership Certificates and Agricultural Land Declaration

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="M"/>
Surname	<input type="text" value="Rattue"/>
Declaration date (DD/MM/YYYY)	<input type="text" value="26/04/2019"/>

☒ 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)	<input type="text" value="26/04/2019"/>
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