



20 St Andrew Street
London
EC4A 3AG

Charles Thuaire
Development Management
London Borough of Camden
2nd Floor, 5 Pancras Square
London
N1C 4AG

08 May 2019

Dear Mr Thuaire,

RE: Householder application for a new platform lift and the alteration to the entrance gate along Millfield Lane

This householder planning application has been prepared by Orcadian Planning on behalf of Mr Lewis in support of an application for planning permission for a new platform lift and the alteration to the entrance gate along Millfield Lane.

Background

The application site lies between Millfield Lane and Fitzroy Park, which are both private roads. The site benefits from vehicular access from Millfield Lane and pedestrian access from Fitzroy Park via a narrow footpath between nos. 51 and 53 Fitzroy Park.

Millfield Lane is a narrow rough surfaced trackway which is jointly owned by the City Corporation and residential frontagers. Opposite the site's vehicular entrance here is the entrance to the Kenwood Ladies Pond. The Lane and the Pond are surrounded by significant woodland and tree cover.

Planning permission was granted under ref: 2017/3692/P for the erection of a single storey side extension, 2 storey front infill extension, and part single part two storey rear extension, including facade and roof alterations to the main house and front wing; erection of a side extension to outbuilding in rear garden to be used as ancillary habitable accommodation; erection of pergola carport at end of driveway; and landscaping works including external ramps. This development is currently underway on site.

Proposed Development

As noted above, pedestrian access currently exists between Nos 51 and 53 Fitzroy Park. There is also a considerable change in level between this access and ground floor level leading into the house. Our client seeks to install a platform lift that will allow our client to independently enter and leave the site using a wheelchair. As part of the proposal, the existing boundary treatment would be replaced to match the boundary treatment of neighbouring properties.

This application also proposed to alter the position of the existing vehicular access along Millfield Lane so it is flush in line with the neighbouring properties. The entrance is proposed to move forward of its current position approximately 2m. The width of the opening would continue to allow vehicles to enter and exit the site safely.

The existing timber fence that has come to the end of its life would be replaced with new like for like new fencing. The height and treatment would remain the same so that the rural look and feel of Millfield Lane is retained.

In addition to this covering letter, this application is supported by:

- Application Form;
- Appropriate fee;
- Site Location Plan;
- Existing and Proposed Floor Plans;
- Existing and Proposed Elevations; and
- CIL form.

Please do not hesitate to get in touch should you have any queries relating to this application.

Yours sincerely,

For, and on behalf of Orcadian Planning