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

Householder Application for Planning Permission for works or extension to a dwelling and for relevant
demolition of an unlisted building in a conservation area
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	43
Suffix	
Property name	
Address line 1	Chetwynd Road
Address line 2	
Address line 3	
Town/city	London
Postcode	NW5 1BX
Description of site location must be completed if postcode is not known:	
Easting (x)	528738
Northing (y)	185974
Description	

2. Applicant Details

Title	Ms
First name	Hannah
Surname	Mann
Company name	
Address line 1	43, Chetwynd Road
Address line 2	
Address line 3	
Town/city	London

2. Applicant Details

Country	
Postcode	NW5 1BX
Are you an agent acting on behalf of the applicant?	
<input checked="" type="radio"/> Yes <input type="radio"/> No	
Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	Mr
First name	Alan
Surname	Peacock
Company name	
Address line 1	26
Address line 2	PEMBROKE ROAD
Address line 3	
Town/city	LONDON
Country	
Postcode	N10 2HR
Primary number	
Secondary number	
Fax number	
Email	

4. Description of Proposed Works

Please describe the proposed works:

demolition of existing ground floor rear extension and the erection of a ground and first floor rear extension.
New flat roof dormer to rear elevation roof slope and 2no. rooflights to the rear and front elevation roof slopes.

Has the work already been started without consent?

☐ Yes ☒ No

5. Site Information

Title number(s)

Please add the title number(s) for the existing building(s) on the site. If the site has no title numbers, please enter "Unregistered"

Title Number	LN87861
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5. Site Information

Energy Performance Certificate

Do any of the buildings on the application site have an Energy Performance Certificate (EPC)?

☐ Yes ☒ No

6. Further information about the Proposed Development

What is the Gross Internal Area (square metres) to be added by the development?

23.00

Number of additional bedrooms proposed

1

Number of additional bathrooms proposed

1

7. Development Dates

When are the building works expected to commence?

Month

January

Year

2022

When are the building works expected to be complete?

Month

May

Year

2022

8. Explanation for Proposed Demolition Work

Why is it necessary to demolish all or part of the building(s) and/or structure(s)?

The existing ground floor rear additions are in a poor condition and constrain the ground floor kitchen area. Demolition will allow the ground floor rear extension to be re built using new materials and make much more efficient use of the rear ground floor space.

9. Materials

Does the proposed development require any materials to be used externally?

☒ Yes ☐ No

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

Walls

Description of existing materials and finishes (optional):

Brick

Description of proposed materials and finishes:

New extension walls will be constructed in facing brickwork to be similar and match with the existing rear elevation

Roof

Description of existing materials and finishes (optional):

main roof finished in slate

Description of proposed materials and finishes:

Existing slate roof to be retained.
Ground floor flat roof finished with single play membrane.

Windows

Description of existing materials and finishes (optional):

Existing Windows are timber sash windows

9. Materials

Description of proposed materials and finishes:	Existing windows retained were the condition is sound,New extension window to bathroom to be in powder coated aluminium.New conservation style roof lights to main pitched roof.Dormer window to be timber casement.
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Doors	
Description of existing materials and finishes (optional):	as existing
Description of proposed materials and finishes:	New doors to rear extension to be Powder coated aluminium.

Boundary treatments (e.g. fences, walls)	
Description of existing materials and finishes (optional):	existing timber and brick walls
Description of proposed materials and finishes:	existing timber and brick walls retained

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

0227/PL001 Site Location Plan
0227/PL01 Plans as Existing Ground and First floor
0227/PL02 Plans as Existing 2nd Floor and Roof
0227/PL03 Elevations and Sections as Existing Sheet 1
0227/PL04 Elevations and Sections as Existing Sheet 2
0227/PL05 Plans as Proposed Ground and First floor and Second Floor
0227/PL06 Plans as Proposed New Loft room and Roof
0227/PL07 Elevations and Sections as Proposed Sheet 1
0227/PL08 Elevations and Sections as Proposed Sheet 2
Design and Access Statement
Sunlight Daylight Report

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

Is a new or altered vehicle 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

Do the proposals require any diversions, extinguishment and/or creation of public rights of way? ☐ Yes ☒ No

11. Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces? ☐ Yes ☒ No

12. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development? ☐ Yes ☒ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? ☐ Yes ☒ No

13. 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?

13. Site Visit

- ☐ The agent
☒ The applicant
☐ Other person

14. 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"/>
First name	<input type="text"/>
Surname	<input type="text"/>
Reference	2021/2878/PRE

Date (Must be pre-application submission)

27/09/2021

Details of the pre-application advice received

We have received written pre application advice that provided detailed comments on 4 design options showing the potential extension options for the rear of the property. Officers suggested the ground and first floor option A could be supported subject to providing a sunlight daylight report that showed there was no impact to amenity at No.41 Chetwynd Road. This has now been provided and is included within this application.

15. 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?

16. Ownership Certificates and Agricultural Land Declaration

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

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	<input type="text"/>
First name	Hannah
Surname	Mann

16. Ownership Certificates and Agricultural Land Declaration

Declaration date
(DD/MM/YYYY)

15/10/2021

☒ Declaration made

17. 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)

21/10/2021