

Our ref: CB/SJ/CA12446/Let01
Digital ref: PP-10552560

Date: 10th March 2022

Planning – Development Control
Camden Council
Camden Town Hall
London
WC1H 8ND

Dear Sir/ Madam

Retrospective application for planning permission

Restoration of the existing gas supply via the installation of external gas pipe apparatus at Falmer House, 35 Belsize Park, NW3 4DY

I would advise that Wardell Armstrong LLP have been instructed by Cadent Gas Limited to submit a retrospective application for planning permission in respect of the above.

The proposals comprise the retention of a new vertical gas riser pipe which emerges above ground level on the south west (side) facing elevation of the building, rising to first floor level. At first floor level, the gas riser turns perpendicular continuing horizontally in a north western direction along the side elevation of the building over an existing external wall. Once past the external boundary wall, the pipe drops to low level connecting to 5 no. external gas meter boxes.

A gas outlet pipe derives from each meter box travelling in parallel with one another up the elevation until reaching the height of their required entry point. At the height of their required entry point, the gas outlet pipes will travel horizontally for a short distance before entering into the interior of the affected flat.

The proposed gas pipe upgrading works at this property are considered urgent forming part of Cadent Gas' reactive programme whereby a gas leak has occurred. Following this, qualified gas engineers undertook on-site investigations and established that the existing gas network could not be reused due to the extent of deterioration observed. As a result, the gas supply to the affected units was terminated and consequently, the residents were without a gas supply. The upgrading works were therefore considered urgently necessary and undertaken in advance on planning consent in order to maintain the wellbeing of the affected residents.

To accompany this application, I submit the following for consideration: -

- Completed Forms and Certificates;
- Completed Community Infrastructure Levy Questions Form;
- Design and Heritage Statement;



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- Site Location Plan (ref. CA12446-001)
- Existing Site Plan (ref. CA12446-002)
- As Installed Site Plan (ref. CA12446-003)
- Existing Elevations Plan (ref. CA12446-004)
- As Installed Elevations Plan (ref. CA12446-005)

A planning application fee payment of £435 has been paid accordingly via the Planning Portal. I trust that this will be transmitted to your Council's account without any undue delay.

As soon as you are in receipt of the full contents, I trust that you will be able to register the application without further delay and I therefore look forward to hearing from you in due course.

Yours Faithfully,
for Wardell Armstrong LLP

SOPHIE JONES
Senior Planning Consultant
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