April 2022

Planning - Development Control,

Camden Council,

Camden Town Hall,

London,

WC1H 8ND

Dear Sir/Madam

**Belle Vue Apartments, Rowland Hill Street, London, NW3 2AQ**

**Section 96a Amendment to 2020/5330/P**

On behalf of our client, Lifestory Group, we submit a Non-Material Amendment application in respect of the above Variation of Condition permission.

This application is to amend the Car Parking Management Plan agreed in the previous S.73 Application (approved 07/05/2021). The previous application proposed a valeting system, in lieu of the car stacker, for 18 car parking spaces. Clause 3.1.4, part f. of the Unilateral Undertaking (2021) states that there is "provision for updating the plan (car park management plan) if agreed in writing by the LPA”.

Following implementation, it has become clear the valeting system is resulting in difficulties for residents. The attributed service charge is prohibitive to some current and prospective residents and the arrangement does not permit 'out of hours' parking. Residents who wish to take their car out in the evening are unable to park again when the valet is no longer available.

As such, the non-material amendment seeks to alter the car parking arrangement in favour of a traditional management arrangement, whereby residents will be responsible for parking their own cars with flexible access. The layout, size and operation of the carpark will be minimally different from the valeting system and vehicle tracking has been undertaken to demonstrate the arrangement is feasible.

The approved basement floor plan has been submitted for ease of reference, which formed part of the package of updated drawings approved as part of the previous S.73 Application (approved 07/05/2021).

In pursuit of the above we have submitted the following documents:

- Application Form,

- Covering Letter,

- Car Park Management Plan,

- Location Plan: A213-A-P-01-001 (1)

- Approved Drawings including:

* Approved Basement Plan: 2755\_GAD\_130011\_A

I trust that the material submitted provides you with sufficient information with which to validate and process the application, however, should you have any queries or require any further information please don’t hesitate to contact me.

Yours sincerely

For Tibbalds Planning and Urban Design



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