

TOWN & COUNTRY PLANNING ACT 1990

FORM TP1

APPLICATION FOR PERMISSION TO DEVELOP LAND AND / OR BUILDINGS IN GREATER LONDON

GREATER LONDON PLANNING APPLICATION
COMPLETE
 14 DEC 1999
 1

FOR OFFICE USE ONLY

Fee £

190-00

PP222517

Borough Ref.

Registered No.

Date Received

Cheque / Postal Order / Cash 00031

Receipt No. Issued 0109167

(10/12/99)

14 DEC 1999

PLEASE READ CAREFULLY THE GENERAL NOTES BEFORE FILLING IN THE FORM

PART ONE	To be completed by or on behalf of all applicants as far as applicable	
	FEE (where applicable)	£ 190-00

1. APPLICANT (in block capitals)

Name DELBYCREST LTD.
 Address 9, GED JOSLIN ESTATE MANAGEMENT
327 FULHAM ROAD
LONDON SW10 9QL
 Tel. No.

AGENT (if any) to whom correspondence should be sent

Name ANDREW CATTO
 Address 16 ROEHAMPTON CLOSE
LONDON SW15 5LN
 Tel. No. 020 8876 1900 Ref. 012

2. PARTICULARS OF PROPOSAL FOR WHICH PERMISSION IS SOUGHT

(a) Full address or location of the land to which this application applies 49 DRAYTON GARDENS SW10

(b) Site area 710 sq. m. (whole building)

(c) Give details of proposal indicating the purpose for which the land/buildings are to be used and including any change(s) of use.
CONVERSION OF STORE ROOMS TO FORM A
TWO BEDROOM SELF CONTAINED FLAT.

(d) State whether applicant owns or controls any adjoining land and if so, give its location.
YES. Nos 51 & 53 DRAYTON GARDENS

(e) State whether the proposal involves:- State Yes or No

(i) New building(s) or extension(s) to existing building(s)

RECEIVED BY PLANNING SERVICE
 19 10 DEC 1999
 PLAN DES FEES

If "Yes" state gross floor area of proposed building(s). m²

If residential development state number of dwelling units proposed and type if known, e.g. houses, bungalows, flats.
 ONE FLAT

(ii) Alterations YES

(iii) Change of use YES

(iv) Construction of new access to a highway } vehicular NO
 } pedestrian NO

(v) Alteration of an existing access to a highway } vehicular NO
 } pedestrian NO

If "Yes" state gross area of land or building(s) affected by proposed change of use (if more than one use involved state gross area of each use).
 60 m²
 Hectares/m²

14 DEC 1999

Strike out whichever is inapplicable

3. PARTICULARS OF APPLICATION

State whether this application is for: State Yes or No

- (i) Outline planning permission No
- (ii) Full planning permission YES
- (iii) Renewal of temporary permission or permission for retention of building or continuance of use without complying with a condition subject to which planning permission has been granted. No
- (iv) Consideration under Section 72 only (Industry) No

If "Yes" strike out any of the following which are not to be determined at this stage.

- 1. Siting
- 2. Design
- 3. Landscaping
- 4. External appearance
- 5. Means of access

If "Yes" state the date and number of previous permission and identify the previous condition.

Date _____ Number _____

The Condition _____

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4. PARTICULARS OF PRESENT AND PREVIOUS USE OF BUILDINGS OR LAND

State :-

- (i) Present use of buildings/land STORE ROOMS ANCILLARY TO FLATS ABOVE
- (ii) If vacant the last previous use and period of use with relevant dates. _____

5. LIST ALL DRAWINGS, CERTIFICATES, DOCUMENTS, ETC; forming part of this application

DRAWING 012/1 CERTIFICATE 'B'

6. ADDITIONAL INFORMATION State Yes or No

- (a) Is the application for non-residential development No If "Yes" complete PART THREE of this form (See PART THREE for exemptions)
- (b) Does the application include the winning and working of minerals No If "Yes" complete PART FOUR of this form
- (c) Does the proposed development involve the felling of any trees No If "Yes" state numbers and indicate precise position on plan
- (d) (i) How will surface water be disposed of? VIA EXISTING CONNECTION TO MAIN SEWER
- (ii) How will foul sewage be dealt with? VIA EXISTING CONNECTION TO MAIN SEWER
- (e) Materials - Give details (unless the application is for outline permission) of the colour and type of materials to be used for:
 - (i) Walls EXISTING BRICKWORK
 - (ii) Roof GLASS (TO BAYS)
 - (iii) Means of enclosure EXISTING

We hereby apply for (strike out whichever is inapplicable)

(a) Planning permission to carry out the development described in this application and the accompanying plans in accordance therewith

~~(b) Planning permission to retain the building(s) or work(s) already constructed or carried out, or a use of the land already instituted as described in this application and accompanying plans.~~

Signed [Signature] on behalf of DELBYC REST Date 8/12/99

AN APPROPRIATE CERTIFICATE MUST ACCOMPANY THIS APPLICATION (See General Notes)

If you are the ONLY owner of ALL the land at the beginning of the period 20 day before the date of application, complete Certificate A. If otherwise see PART TWO of this form.

CERTIFICATE A - Certificate under Section 66 of the Town & Country Planning Act 1990. I hereby certify that:-

- *Strike out whichever is inapplicable.
- 1. No person other than the applicant was an owner (a) of any part of the land to which the application relates at the beginning of the period of 20 days before the date of the accompanying application.
- 2. None of the land to which the application relates constitutes or forms part of an agricultural holding; or
- 3. *I have / the applicant has given requisite notice to every person other than *myself/himself who, 20 days before the date of the application was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:-

(a) "Owner" means a person having freehold interest or a leasehold interest the unexpired term of which was not less than 7 years.

Name and Address of Tenant _____

Date of Service of Notice _____

Signed _____ on behalf of _____ Date _____

IF 20 DAYS BEFORE MAKING THE PPLICATION YOU ARE THE ONLY OWNER OF ALL THE LAND AND HAVE SIGNED A CERTIFICATE ON PART ONE OF THE FORM THEN DO NOT COMPLETE PART TWO OF THE FORM.
For definition of 'Owner' see Notes for Applicants.

**PART TWO TOWN AND COUNTRY PLANNING ACT 1990
CERTIFICATE UNDER SECTION 66**

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PLEASE READ THE NOTES FOR APPLICANTS BEFORE FILLING IN PART TWO.

CERTIFICATE B

I hereby certify that:

- 1. I have/~~the applicant has~~* given the requisite notice to all persons, who 20 days before the date of accompanying application, were owners of any part of the land to which the application relates, viz:
 - Name of Owner SEE LIST ATTACHED Address
 - Date of service of Notice 8/12/99.....
- *2. None of the land to which the application relates constitutes or forms part of an agricultural holding; or
- *3. ~~I have/the applicant has* given the requisite notice to every person other than myself/himself* who, 20 days before the date of the application, was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:~~
 - Name and Address of Tenant
 -
 - Date of service of Notice
 - Signed [Signature] on behalf of DELBYGREYS Ltd Date 8/12/99

†See note (a) to Certificate

*Strike out whichever is inapplicable

CERTIFICATE C

I hereby certify that:

- 1. (i) I am/the applicant is* unable to issue a certificate in accordance with either paragraph (a) or paragraph (b) of Section 66 (1) of the Act, in respect of the accompanying application dated
- (ii) I have/the applicant has* given the requisite notice to the following persons who, 20 days before the date of the application, were owners of any part of the land, to which the application relates, viz:
 - Name of Owner Address
 - Date of service of Notice
- (iii) I have/the applicant has* taken the steps listed below, being steps reasonably open to me/him to ascertain the names and addresses of the other owners of the land or part thereof and have/has* been able to do so:
 - (a)
 -
- *2. None of the land to which the application relates constitutes or forms part of an agricultural holding; or
- *3. I have/the applicant has* been given the requisite notice to every person other than myself/himself* who, 20 days before the date of the application, was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:
 - Name and Address of Tenant
 -
 - Date of service of Notice
 - Signed on behalf of Date

†See note (a) to Certificate

(a) Insert description of steps taken.
(b) Insert name of local newspaper circulating in the locality in which the land is situated.
(c) Insert date of publication (which must not be earlier than 20 days before the application).

*Strike out whichever is inapplicable

CERTIFICATE D

I hereby certify that:

- 1. (i) I am/the applicant is* unable to issue a certificate in accordance with Section 66 (1) (a) of the Act in respect of the accompanying application dated and have/has* taken the steps listed below, being steps reasonable open to me/him*, to ascertain the names and addresses of all the persons who, 20 days before the date of the application were owners of any part of the land to which the application relates and have/has* been unable to do so:
 - (a)
 -
- (ii) Notice of application as set out below has been published in the (b) on (c) (Copy of notice as published).
- *2. None of the land to which the application relates constitutes or forms part of an agricultural holding; or
- *3. I have/the applicant has* been given the requisite notice to every person other than myself/himself* who, 20 days before the date of the application, was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:
 - Name and Address of Tenant
 -
 - Date of service of Notice
 - Signed on behalf of Date

†See note (a) to Certificate

(a) Insert description of steps taken.
(b) Insert name of local newspaper circulating in the locality in which the land is situated.
(c) Insert date of publication (which must not be earlier than 20 days before the application).

*Strike out whichever is inapplicable

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49 Drayton Gardens SW10

List of Leaseholders served 'Certificate B'
8th December 1999

Flat:

- 1 Mercator Maritime Ltd.
- 2 Mr & Mrs D R J Briant
- 3 Freshwater Property Group
- 4 A J S A Maclean
- 5 Mr & Mrs A Nicoli
- 6 Miss A Nurcis
- 7 Simon Dicketts
- 8 Mrs E Hanbury
- 9 Gerald de Veaux
- 10 J E Chamberlain
- 11 Allruch ltd.
- 12 G F Weiss
- 14 Miss Emma Maitland-Carew

Andrew Catto AADip. RIBA ACArch
CHARTERED ARCHITECT

PP992517

16 Roehampton Close London SW15 5LU
Tel: 020 8876 1900 fax: 020 8876 2231 e-mail: andycat@lineone.net

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Planning & Conservation
Royal Borough of Kensington & Chelsea
The Town Hall
Hornton Street
London W8 7NX



8th December 1999

Dear Sirs

49 Drayton Gardens SW10

This is a late Victorian block of mansion flats, on six floors over a semi-basement. The basement contains three flats and some further rooms used as stores. Work had recently begun to convert three of these store to a further flat in line with your consent, reference DPS/PV/TP/94/2275/G/45/1057 issued on 19th December 1994, and is temporarily suspended whilst we get quotations for removal of asbestos found in the area.

A further two store rooms have now come available, giving the opportunity for a two bedroom flat instead of the studio originally proposed. An application is therefore enclosed for planning consent to create this larger flat. Please find enclosed four copies of the application form TP1, Certificate 'B' and drawing 012/1, together with photographs and our client's cheque for the application fee of £190.00.

The applicant is a company jointly owned by residents, and the new flat is intended for the resident porter. No alterations will be visible from Drayton Gardens. Facing Thistle Grove at the rear, the existing tiny store windows will be replaced by new bays to maximise the benefit of daylight in the flat. These are designed to match those on the rear of no.51 adjacent, and will therefore fit in to Thistle Grove which is also overlooked further up by several bays on the houses in Roland Way.

Yours faithfully

Andrew Catto
enc.