

# TOWN & COUNTRY PLANNING ACT 1990

FORM TP1

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

FOR OFFICE USE ONLY

Fee £ 2,090 = 00 \$ £190 = 00  
 Cheque / Postal Order / Cash 100096  
 Receipt No. Issued 1040068

Borough **COMPLETE**  
 Registered No. \_\_\_\_\_  
 Date Received 1.3 APR 1999

PLEASE READ CAREFULLY THE GENERAL NOTES BEFORE FILLING IN THE FORM

<b>PART ONE</b>	To be completed by or on behalf of all applicants as far as applicable
<b>FEE</b> (where applicable)	TOTAL RCD £2280 = 00 £ 2,090 -

**1. APPLICANT** (in block capitals) **AGENT** (if any) to whom correspondence should be sent

Name MARE NOMINEES LTD Name G M K ASSOCIATES  
 Address C/O LANGBOURNE PROPERTY INVESTMENT SERVICES LTD, 8 HILL STREET, LONDON W1X 7FU Address DUKES COURT BLOCK D DUKE STREET WOKING SURREY GU 21 5BH  
 Tel. No. \_\_\_\_\_ Tel. No. 01483 729378 Ref. 1559

**2. PARTICULARS OF PROPOSAL FOR WHICH PERMISSION IS SOUGHT**

(a) Full address or location of the land to which this application applies  
179 - 181 BROMPTON ROAD  
1 - 1A BEAUCHAMP PLACE

(b) Site area 335 m<sup>2</sup>

(c) Give details of proposal indicating the purpose for which the land/buildings are to be used and including any change(s) of use.  
BROMPTON ROAD - Demolition of existing commercial (A3) premises and construction of seven storey building comprising commercial use (A3) on Basement and Ground Floor, and Residential use (C3) on upper floors, comprising 10 flats.

BEAUCHAMP PLACE - Refurbishment and extension to provide retail floor space (A1) at basement and ground floor levels with residential accommodation at 1st & 2nd floor levels comprising 2 flats.

(d) State whether applicant owns or controls any adjoining land and if so, give its location.  
No.

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

(i) New Building(s) or Extension(s) to existing building(s)

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C	SW	SE	ENF	AO	ACK	
- 9 APR 1999						
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If "Yes" state gross floor area of proposed building(s). 1732 m<sup>2</sup>

If residential development state number of dwelling units proposed and type if known, e.g. houses, bungalows, flats. 12 flats.

- (ii) Alterations no
- (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). 1062 m<sup>2</sup>

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 ..... **2** .....

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

State :-

- (i) Present use of buildings/land .....
- (ii) If vacant the last previous use and period of use with relevant dates. Commercial (A3).

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

Drawings: 1559/01, 02, 03 and 04.  
 Site Plan.

### 6. ADDITIONAL INFORMATION State Yes or No

- (a) Is the application for non-residential development  yes 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? public sewer as existing
- (ii) How will foul sewage be dealt with? public sewer as existing.

(e) Materials - Give details (unless the application is for outline permission) of the colour and type of materials to be used for:

- (i) Walls Brick with features and dressings in render.
- (ii) Roof Slate and lead.
- (iii) Means of enclosure .....

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 CJM Kinnia on behalf of Mare Nommes Ltd Date 31/3/99

### 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 unapplicable.

- 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 C.J. McKinnia on behalf of Mare Nommes Ltd Date 31.3.99

**THE ROYAL BOROUGH OF KENSINGTON AND CHELSEA**  
**TOWN AND COUNTRY PLANNING ACT 1990**

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<b>PART THREE:</b>	<b>ADDITIONAL INFORMATION FOR NON RESIDENTIAL DEVELOPMENT</b> <b>TO BE COMPLETED FOR ALL NON-RESIDENTIAL DEVELOPMENT</b>
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1. For industrial development, describe the process to be carried on and of the end products, and the type of plant/machinery to be installed:	PP 900719 N/A		
2. If the proposal forms part of a larger scheme for which permission is not at present sought, briefly describe the ultimate development:	N/A		
3. If the proposal is related to an existing use on or near the site, please explain the relationship:	Most recent use of application is commercial (Restaurant A3).		
4.	Existing floor space to be lost (through demolition or change of use)	Existing floorspace to be retained (if any)	Proposed additional floorspace
(a) What is the total floor space of all the buildings to which the application relates?	1010 m2	none m2	1732 m2
(b) What is the amount of industrial floor space included in the above figure?	none m2	none m2	none m2
(c) What is the amount of office floor space?	none m2	none m2	none m2
(d) What is the amount of floor space for retail trading? (A3)	1010 m2	none m2	670 m2
(e) What is the amount of floor space for storage?	m2	m2	m2
(f) What is the amount of floor space for warehousing?	m2	m2	m2
(g) Please specify the amount of floor space of any other uses. (Residential C3)	none m2	none m2	1062 m2

(Part Three continues overleaf)

**THE ROYAL BOROUGH OF KENSINGTON AND CHELSEA  
TOWN AND COUNTRY PLANNING ACT 1990**

④

**PART THREE: SIDE TWO**

<p>5. How many staff will be employed on the site as a result of the proposed development?</p> <p>(a) full-time</p> <p>(b) part-time</p>	<p>not known</p>
<p>6. State estimated vehicular traffic flow to the site during a normal working day:</p> <p>(a) Heavy Goods Vehicles</p> <p>(b) Other vehicles</p>	<p>not known</p>
<p>7. Describe parking / loading / unloading provision (also show location on plan unless you are reserving design for further approval).</p>	<p>As existing</p>
<p>8. State nature, volume and proposed means of disposal of any trade effluents or trade refuse:</p>	<p>As existing.</p>
<p>9. Please state here if hazardous substances in the quantities listed in Schedule 1 to the Planning (Hazardous Substances) Regulations (1992) will be kept on the land * :</p>	<p>No</p>

(\* For further information on Schedule 1 of the Planning (Hazardous Substances) Regulations please consult with the Planning Information Office, 0171 361 2079 / 2977).

<p>Signed: <i>G. J. M. Quinn</i></p>	<p>On behalf of: <i>MAVS NOMMEGET LTD</i></p>	<p>Date: <i>31/3/99</i></p>
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Notice No.1

5

TOWN & COUNTRY PLANNING ACT, 1990

Notice under Section 66 of application for planning permission

Planning (Listed Buildings & Conservation Areas) Act, 1990

Notice under Section 11, Part I, of application for Listed Building Consent/Conservation Area Consent.

Proposed development at

179 - 181 BROMPTON ROAD/1 - 1A BEAUCHAMP PLACE (a)

TAKE NOTICE that application is being made to The Royal Borough of Kensington and Chelsea Council by

MARE NOMINEES LIMITED (b)

PP920719

For planning permission to

REDEVELOP & PROVIDE NEW RETAIL FLOOR SPACE AT GROUND & BASEMENT LEVELS WITH 12 NO. RESIDENTIAL FLATS ON UPPER LEVELS. (c)

If you should wish to make representations about the application, you should do so in writing, within 20 days of the date of service of this notice, to the

Planning Department, The Royal Borough of Kensington and Chelsea Council (d)

Signed C. M. Kinnia

on behalf of MARE NOMINEES LTD

Date 7 April 99

R.B.K. & C.  
TOWN PLANNING  
- 7 APR 1999  
RECEIVED

GMK/cag/1559

1<sup>st</sup> April 1999

PP900719

John Wade  
The Royal Borough of Kensington & Chelsea  
Planning & Conservation  
The Town Hall  
Horton Street  
LONDON W8 7NX

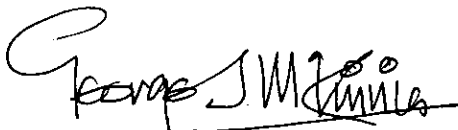
Dear Sir

**Re: 179 - 181 Brompton Road and 1 & 1A Beauchamp Place**

I hereby apply for planning permission in connection with the above and in support of the application, I enclose herewith the undernoted:

1. T.P.1 Forms parts (1) and (3) including Cert. A (4 copies)
2. Drgs. Nos. 1559/01,02,03 & 04 (4 copies)
3. Location Plan scale 1:1250 (4 copies)
4. Prescribed fee cheque in the sum of £2090.- for which a receipt is required.
5. Notice No. 1 (1 copy)

Yours faithfully

**GEORGE MCKINNA**

c.c. Brian Burgess - Burgess International





# G M K

GEORGE J. MCKINNIA ASSOCIATES  
CHARTERED ARCHITECTS

*Per Ack / JW*

GMK/cag/1559

7<sup>th</sup> April 1999

John Wade  
The Royal Borough of Kensington & Chelsea  
Planning & Conservation  
The Town Hall  
Horton Street  
LONDON W8 7NX

PP930719

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EX DIR	HDC	N	C	SW	SA	ENF	AO ACK		
- 8 APR 1999									
APPEALS	IO	REC	ARB	FWD PLN	CON DES	FEEES			

Dear Sir

**Re: 179 - 181 Brompton Road and 1 & 1A Beauchamp Place**

I refer to our conversation regarding the above application and should like to confirm the undernoted.

1. 179/181 BROMPTON ROAD currently enjoys A3 use and as such it can be changed to A1 & A2 use without planning consent.

The new development would continue to enjoy A3 use on the basement and ground floors only.

2. 1A BEAUCHAMP PLACE currently enjoys A3 use. (Pasta Prego Restaurant). However, under the new proposals this is integrated into 179/181 Brompton Road with no access onto Beauchamp Place.

Therefore 179/181 extended to include the former 1A Beauchamp Place would continue to enjoy A3 use and have the benefit of being able to be changed to A1 & A2 use without planning consent (Basement & Ground Floor only).

3. 1 BEAUCHAMP PLACE currently enjoys A1 use and would continue to do so under the new proposal. The existing building will be refurbished and extended to provide A1 use on Basement and Ground floors only.

I should be obliged if this letter is registered in support of the planning application.

Yours faithfully

**GEORGE MCKINNIA**

c.c. Brain Burgess, Burgess International



# GMK

GEORGE J. MCKINNIA ASSOCIATES  
CHARTERED ARCHITECTS

GMK/cag/1559

7<sup>th</sup> April 1999

Brian Roach  
The Royal Borough of Kensington & Chelsea  
Planning & Conservation  
The Town Hall  
Horton Street  
LONDON W8 7NX

PP990719

R.B.K.&C.  
TOWN PLANNING  
- 9 APR 1999  
RECEIVED

Dear Sir

**Re: 179 - 181 Brompton Road and 1 & 1A Beauchamp Place**

I refer to our conversation regarding the application for planning permission in connection with the above.

I enclose herewith 4 copies of the front sheet of Form TP1 which has an enhanced description under 2(C) as agreed.

Thank you for your assistance in this matter.

Yours faithfully

**GEORGE MCKINNIA**

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EX DIR	HDC	N	C	SW	SE	ENF	AD	PLN	DES
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G M K

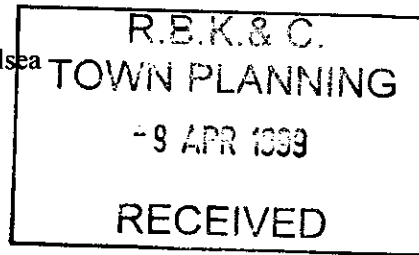
GEORGE J. MCKINNIA ASSOCIATES  
CHARTERED ARCHITECTS

GMK/cag/1559

8<sup>th</sup> April 1999

PP990719

Brian Roach  
The Royal Borough of Kensington & Chelsea  
Planning & Conservation  
The Town Hall  
Horton Street  
LONDON W8 7NX



Dear Sir

**Re: 179 - 181 Brompton Road and 1 & 1A Beauchamp Place**

I enclose herewith as requested the undernoted in support of our planning application.

1. 1 further set of the proposals Drg.Nos 1535/01B, 02B, 03 & 04.
2. 5 sets of existing floor plans on which the areas of demolition are marked. Drg.Nos 1535/10 & 11.
3. 5 sets of existing elevation as surveyed by Sterling Surveys.
4. An additional cheque in the sum of £190.- (based on presumption that fee is for 12 Flats & not 11.

I note your request for a comprehensive set of photographs of the existing buildings and adjoining buildings, which I shall forward to you within the next two weeks.

Finally I shall require receipts for both cheques made out to the cheque signatories.

Yours faithfully

**GEORGE MCKINNIA**

PP990719