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1 November 2022

Dear Mr Chan

FULL PLANNING APPLICATION AT 27 AYLMER ROAD, HIGHGATE, HARINGEY, LONDON N2 0BS

On behalf of our client, Mr and Mrs S Sinha, DLBP Ltd is pleased to enclose a full planning application for the development of the site listed above.

The application is for full planning permission and is described as follows:

Demolition of existing house and erection of a new detached house, comprising a basement with light wells, ground and first floor plus roof space with front rooflights, rear dormers and a car lift.

The application comprises the following plans and drawings to assist the Council in its consideration of the planning merits of the proposed development:

Drawing name	Drawing number	Scale
Site Location Plan	1710/PL01	1:1250 @ A3
Existing Site Plan	1710/PL02 Rev A	1:100 @ A3
Existing Ground Floor Plan	1710/PL03	1:100 @ A3
Existing First Floor Plan	1710/PL04	1:100 @ A3
Existing Second Floor Plan	1710/PL05	1:100 @ A3
Existing Roof Plan	1710/PL06	1:100 @ A3
Existing Street Elevation	1710/PL07	1:200 @ A3
Existing Front Elevation	1710/PL08	1:100 @ A3
Existing Side (West) Elevation	1710/PL09	1:100 @ A3
Existing Rear Elevation	1710/PL10 Rev A	1:100 @ A3
Existing Side (East) Elevation	1710/PL11	1:100 @ A3

Existing Section A2	I710/PL12 Rev A	1:100 @ A3
Proposed Site Plan	I710/PL13 Rev B	1:200 @ A3
Proposed Basement Plan	I710/PL14 Rev A	1:100 @ A3
Proposed Ground Floor Plan	I710/PL15 Rev B	1:100 @ A3
Proposed First Floor Plan	I710/PL16 Rev B	1:100 @ A3
Proposed Second Floor Plan	I710/PL17 Rev A	1:100 @ A3
Proposed Roof Plan	I710/PL18 Rev A	1:100 @ A3
Proposed Street Elevation	I710/PL19 Rev A	1:200 @ A3
Proposed Front Elevation	I710/PL20 Rev A	1:100 @ A3
Proposed Side Elevation (West)	I710/PL21 Rev A	1:100 @ A3
Proposed Rear Elevation	I710/PL22 Rev B	1:100 @ A3
Proposed Side Elevation (East)	I710/PL23 Rev A	1:100 @ A3
Proposed Section A2	I710/PL24 Rev A	1:100 @ A3
Proposed Section A3	I710/PL25 Rev A	1:100 @ A3
View from Aylmer Road looking south-west	I710/PL26 Rev A	N/A (A3)
View from Aylmer Road looking south	I710/PL27 Rev A	N/A (A3)
View from Aylmer Road looking south-east	I710/PL28 Rev A	N/A (A3)
View of front elevation	I710/PL29 Rev A	N/A (A3)
View of the rear elevation from the south-west	I710/PL30 Rev A	N/A (A3)
View of the rear elevation from the south	I710/PL31 Rev A	N/A (A3)
View of rear elevation from the south-east	I710/PL32 Rev A	N/A (A3)

The application also comprises the following supporting information:

- Application form and ownership certificates prepared by DLBP Ltd;
- CIL Additional Information Form I prepared by DLBP Ltd;

- Planning and Heritage Statement prepared by DLBP Ltd;
- Highgate Conservation Area Statement prepared by DLBP Ltd;
- Design and Access Statement prepared by Chassay Studio Ltd;
- Basement Impact Assessment prepared by JMS Consulting Engineers Ltd; and
- Energy Statement prepared by GMS Engineering Design Ltd.

Payment of the statutory application fee will be made by the applicant via the Planning Portal.

If the Council has any questions regarding the application, please do not hesitate to contact me on 02037138502, by email to henrydunleavy@dlbp.uk or by post at the address above.

Yours sincerely

A handwritten signature in black ink, appearing to read 'HDY.', with a stylized flourish at the end.

HENRY DUNLEAVY

On behalf of DLBP Ltd

Enc as listed.

DLBP Ltd is registered in England and Wales at 7a Pindock Mews, Little Venice, London, W9 2PY, number 7229435. VAT registration number 394 9000 800.