You can use the Planning Portal to find the correct email address for your local planning authority.

www.planningportal.co.uk/localauthoritysearch

Notification for Prior Approval for a Proposed Change of Use of a building from Office Use (Class B1(a)) to a Dwellinghouse (Class C3)

Town and Country Planning (General Permitted Development) Order 2015 Schedule 2, Part 3, Class O

Development consisting of a change of use of a building and any land within its curtilage to a use falling within Class C3 (dwellinghouses) of the Schedule to the Use Classes Order from a use falling within Class B1(a) (offices) of that Schedule

Development is not permitted where the building is on Article 2(5) land, is a Listed Building or is within the curtilage of a listed building or the site is, or contains, a Scheduled Monument, or is or forms part of a safety hazard area or military explosives storage area.

Publication of notifications on planning authority websites

Please note that the information provided on this notification and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Please note: you need to download the form to complete it electronically. Please complete using block capitals and black ink if sending by post.

1. Developer Name and Address

Title:	
First name:	
Last name:	
Company (optional):	PRA 1 Ltd
Unit:	
House number:	
House suffix:	
House name:	
Address 1:	c/o Addington Capital LLP
Address 2:	6 Heddon Street
Address 3:	
Town:	London
County:	
Country:	England
Postcode:	W1B 4BS

2. Agent Name and Address

Title:	Mr
First name:	Paul
Last name:	Knowles
Company (optional):	ke architecture
Unit:	
House number:	
House suffix:	
House name:	
Address 1:	Unit 18 D
Address 2:	Chiltern Court
Address 3:	Asheridge Road
Town:	Chesham
County:	Bucks.
Country:	England
Postcode:	HP5 2PX

3. Site Address Details

Please provide the full postal address of the application site.

Unit:	
Building number:	20-30
Building suffix:	
Building name:	20-30 Shambles Street & Yorkshire House
Address 1:	
Address 2:	Barnsley
Address 3:	
Address 4:	
Postcode:	S70 2SW

4. Description of the Proposed Development

What is the net increase in dwellinghouses proposed by the development? The number of dwellinghouses proposed by the development that is additional to the number of dwellinghouses on the site immediately prior to the development.

19 apartments

Please describe the proposed development, including relevant information covering transport and highways impacts of the development; contamination risks on the site; flooding risks on the site; and impacts of noise from commercial premises on the intended occupiers of the development:

Conversion of existing B1a offices at part first, second and third floor levels of existing building to form 19 number residential apartments (use class C3). Existing commercial uses at ground floor level to be retained.

Refer to Mayer Brown Transport Planning Technical Note dated 23 August 2016 for transport and highways impacts.

Refer to Argyll Environmental Combined Report dated 3 August 2016 for contamination and flooding risks.

Conversion of upper floors will comply with current Building Regulations, accordingly apartments will be acoustically insulated from each other and retained ground floor commercial uses.

If the building was not in use on 29th May 2013, when was it last in use?

NA

Date (DD/MM/YYYY)

What was the use of the building on 29th May 2013 or the last use before that date?

Commercial uses at ground floor level with B1a offices at part first, second and third floors over.

5. Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required could result in your notification being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted. Please note that as part of this procedure, if any objections are received the Local Planning Authority may require submission of further information at a later date.

All sections of this notification completed in full, dated and signed (typed signature if sent electronically). ☒

The correct fee ☒

A plan indicating the site and showing the proposed development. A plan drawn to an identified scale will assist the authority in assessing your development proposal. Plans can be bought from one of our accredited suppliers using our Buy-a-Plan service (www.planningportal.co.uk/buyaplan) ☒

