



London Borough of Hillingdon, Residents Services, 3N Civic Centre, High Street, Uxbridge, Middlesex UB8 1UW
 Tel: 01895 250230 Web: www.hillingdon.gov.uk

Application for Listed Building Consent for alterations, extension or demolition of a listed building

Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form 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.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

38

Suffix

Property Name

Address Line 1

Meadow Way

Address Line 2

Address Line 3

Hillingdon

Town/city

Ruislip

Postcode

HA4 8SY

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

510898

188071

Description

Applicant Details

Name/Company

Title

Mr

First name

Aashish

Surname

Pajpani

Company Name

Blossom Tree Montessori Limited

Address

Address line 1

Argyle House

Address line 2

Joel Street,

Address line 3

Town/City

Northwood

County

Middlesex

Country

England

Postcode

HA6 1NW

Are you an agent acting on behalf of the applicant?

Yes
 No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Stuart

Surname

Roberts

Company Name

iCON Building Consultancy Limited

Address

Address line 1

13 Duckett's Wharf

Address line 2

South Street

Address line 3

Town/City

Bishop's Stortford

County

Country

United Kingdom

Postcode

CM23 3AR

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

Internal alterations and fitting out works to create children's day care nursery.

Has the development or work already been started without consent?

Yes
 No

If Yes, please state when the development or work was started (date must be pre-application submission)

28/02/2023

Has the development or work already been completed without consent?

Yes
 No

Listed Building Grading

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

Don't know
 Grade I
 Grade II*
 Grade II

Is it an ecclesiastical building?

Don't know
 Yes
 No

Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building?

Yes
 No

Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

Yes
 No

Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

Yes
 No

Listed Building Alterations

Do the proposed works include alterations to a listed building?

Yes
 No

If Yes, do the proposed works include

a) works to the interior of the building?

Yes
 No

b) works to the exterior of the building?

Yes
 No

c) works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally?

Yes
 No

d) stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)?

Yes
 No

If the answer to any of these questions is Yes, please provide plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed. Also include the proposal for their replacement, including any new means of structural support, and state references for the plan(s)/drawing(s).

iCon Building Consultancy's drawings BTM_001-02, 03, 04A, 05, 06C, 07B & SP1, Design and Access Statement, Heritage Statement and Operational Statement.

Materials

Does the proposed development require any materials to be used?

Yes
 No

Please provide a description of existing and proposed materials and finishes to be used (including type, colour and name for each material) demolition excluded

Type:
Internal walls

Existing materials and finishes:
Stud and plasterboard.

Proposed materials and finishes:
Stud and plasterboard

Type:
Floors

Existing materials and finishes:
Broadloom carpet.

Proposed materials and finishes:
Non-slip vinyl sheet flooring.

Type:
Internal doors

Existing materials and finishes:
Timber part glazed.

Proposed materials and finishes:
Timber part glazed.

Type:
Lighting

Existing materials and finishes:
Surface mounted fluorescent luminaires.

Proposed materials and finishes:
Surface mounted LED luminaires.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

Yes
 No

If Yes, please state references for the plans, drawings and/or design and access statement

iCon Building Consultancy's drawings BTM_001-02, 03, 04A, 05, 06C, 07B & SP1, Design and Access Statement, Heritage Statement and Operational Statement.

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

Yes
 No

If Yes, please provide details

Verbal discussions with the owners of the adjacent property known as The Farm House, 86 Field End Road, Pinner, HA5 2QG.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

The agent
 The applicant
 Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes
 No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Email dated 14th March 2023 to Stuart Roberts

Date (must be pre-application submission)

14/03/2023

Details of the pre-application advice received

Email dated 14th March 2023 to Stuart Roberts setting out concerns and items to be considered in the listed building consent application.

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

Yes
 No

Ownership Certificates

Certificates under Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of **all** the land to which this application relates; **and** has the applicant been the sole owner for more than 21 days?

Yes
 No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which the application relates.

Person Role

The Applicant
 The Agent

Title

Mr

First Name

Stuart

Surname

Roberts

Declaration Date

24/03/2023

Declaration made

Declaration

I / We hereby apply for Listed building consent as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Stuart Roberts

Date

27/03/2023