



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

Suffix

Property Name

The Lodge

Address Line 1

Harmondsworth Lane

Address Line 2

Address Line 3

Hillingdon

Town/city

West Drayton

Postcode

UB7 0LQ

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

First name

Surname

C/O Agent

Company Name

Landon Education Limited

Address

Address line 1

Lynwood House

Address line 2

Crofton Road

Address line 3

Orpington

Town/City

Kent

County

United Kingdom

Country

Postcode

BR6 8QE

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

Isaac

Surname

Gatley

Company Name

CREATE

Address

Address line 1

Wigglesworth House

Address line 2

69 Southwark Bridge Rd

Address line 3

Town/City

London

County

Country

United Kingdom

Postcode

SE1 9HH

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)

Alterations to The Lodge (Listed Building Entry No: 1080217) including, demolition of unoriginal internal walls, construction of internal walls and doors, replacement kitchen, balustrade on the roof terrace, replacement WC's, and replacement of a window to be fire rated on the south elevation as well as other decorative minor alterations.

Has the development or work already been started 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

If Yes, which of the following does the proposal involve?

a) Total demolition of the listed building
 Yes
 No

b) Demolition of a building within the curtilage of the listed building

Yes
 No

c) Demolition of a part of the listed building

Yes
 No

Please provide a brief description of the building or part of the building you are proposing to demolish

Internal walls that are not original to the Listed Building.

Why is it necessary to demolish or extend (as applicable) all or part of the building(s) and or structure(s)?

To facilitate a change of use of the building from an Office building (Use Class E) to a SEND school (Use Class F1).

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).

Refer to Existing and Proposed Drawings and Design & Access 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:

Timber Stud Walls.

Proposed materials and finishes:
Timber Stud Walls.

Type:
Vehicle access and hard standing

Existing materials and finishes:

Gravel path.

Proposed materials and finishes:

Permeable Tarmac with Gravel Finish and Kerb Edging where indicated. Brick Paver Sets Kerb Edgings where indicated.

Type:
Windows

Existing materials and finishes:

White timber frame sash windows.

Proposed materials and finishes:
1xProposed fire rated window with white framing to match existing located on the south elevation.

Type:
Ceilings

Existing materials and finishes:

Plastered ceilings with architrave.

Proposed materials and finishes:
Plasterboard ceiling with plaster finish with architrave for the following proposed rooms: - Lower Ground Floor WC - Lower Ground Floor Kitchen - Ground Floor WC - First Floor WC

Type:
Floors

Existing materials and finishes:

Lino covered timber floor.

Proposed materials and finishes:
replacement lino covered timber floor for all of the proposed WC's.

Type:
Boundary treatments (e.g. fences, walls)

Existing materials and finishes:

N/A

Proposed materials and finishes:

1.6m bow top fence where indicated. 1.8m tall vertical timber fence with mesh above (2.4m overall) where indicated.

Type:
Other

Other (please specify):

Bike Stand

Existing materials and finishes:

N/A

Proposed materials and finishes:

1x Sheffield Bike Stand. Cycle Store containing 10 Sheffield stands.

Type:

Other

Other (please specify):

External Balustrade

Existing materials and finishes:

N/A

Proposed materials and finishes:

Proposed balustrade on the roof terrace.

Type:

Internal doors

Existing materials and finishes:

White timber doors.

Proposed materials and finishes:

1x proposed internal door with safety features.

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

Refer to Existing & Proposed Drawings for The Lodge submitted as part of this application in addition to the Design & Access Statement.

Neighbour and Community Consultation

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

Yes
 No

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

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

If No, can you give appropriate notice to all the other owners?

Yes
 No

Certificate Of Ownership - Certificate B

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, 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 this application relates.

Name of Owner:

***** REDACTED *****

House name:

3rd Floor, Sterling House

Number:**Suffix:****Address line 1:**

Langston Road

Address Line 2:**Town/City:**

Loughton

Postcode:

IG10 3TS

Date notice served (DD/MM/YYYY):

31/07/2025

Person Family Name:

Person Role

The Applicant
 The Agent

Title

Mr

First Name

Isaac

Surname

Gatley

Declaration Date

31/07/2025

Declaration made

Declaration

I/We hereby apply for Listed building consent as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Isaac Gatley

Date

31/07/2025