

PD13143:GA/EM/OF

email: graham.allison@montagu-evans.co.uk
eleonor.mazzon@montagu-evans.co.uk
olivia.fuller@montagu-evans.co.uk

7 June 2024

F.A.O. Thomas FahertyLondon Borough of Richmond upon Thames
Civic Centre
44 York Street
Twickenham
TW1 3BZ

Planning Portal Ref. PP-12491513

Dear Thomas,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990
APPLICATION FOR FULL PLANNING PERMISSION AND DEMOLITION IN A CONSERVATION AREA
42 HIGH STREET, TEDDINGTON, TW11 8ES**

On behalf of our client, Unico Developments Limited, please find enclosed an application for Planning Permission and Demolition in a Conservation Area ("the / this Application") at 42 High Street, Teddington, TW11 8EW.

The description of development for these proposals is as follows:

"Redevelopment of the site to provide a mixed-use development comprising Class E at ground floor and basement and eight residential units above".

APPLICATION DOCUMENTS

The application is supported by the following documents:

DOC NO.	DOCUMENT TITLE	AUTHOR
1.	Document Schedule	Montagu Evans
2.	Application Form	Montagu Evans
3.	Covering Letter	Montagu Evans
4.	Site Location Plan (1:1250)	Chandler Browne Architects
5.	Block Plan (1:100)	Chandler Browne Architects
6.	Drawing Register	Chandler Browne Architects
7.	Application Drawings <ul style="list-style-type: none">Existing and ProposedFloorplans, Elevations and Streetscape	Chandler Browne Architects
8.	Design and Access Statement	Chandler Browne Architects
9.	Planning Statement	Montagu Evans
10.	Heritage Statement	Montagu Evans
11.	Transport Statement (incl. Travel Plan)	SLR Consulting
12.	Fire Safety Strategy	GM Fire Ltd
13.	Construction Noise Management Assessment	Clement Acoustics
14.	Arboriculture Impact Assessment (incl. Method Statement)	Slyvan Resources Ltd
15.	Archaeological Statement	Chandler Browne Architects
16.	Viability Assessment (incl. Affordable Housing Statement)	Douglas Birt Consulting
17.	Sustainable Construction Checklist	Chandler Browne Architects
18.	Energy Statement (incl. BREEAM Domestic Refurbishment Pre-Assessment)	ERS
19.	Community Infrastructure Levy Form	Montagu Evans
20.	Basement Impact Assessment (incl. Contamination Assessment and Flood Risk Assessment)	Milvum Engineering Services Ltd
21.	Structural Impact Assessment & Construction Method Statement	Green Structural Engineering

22.	Statement of Community Involvement	Cascade Communications Ltd
23.	Daylight, Sunlight & Shading Report	Pro Sustainability Ltd
24.	Preliminary Roost Assessment	Arbtech
25.	Noise Assessment	Clement Acoustics

APPLICATION PROCEDURE

The Application fee has been calculated in accordance with the Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2012 (Statutory Instrument No. 472) (as updated). This fee for Planning Permission amounting to £8,162.00 (plus the associated service charge of £70.00) has been paid online by the Applicant.

We would be grateful if the London Borough of Richmond upon Thames could confirm that our Application is complete and will be validated shortly. In the meantime, should any further clarification, information or assistance be required please do not hesitate to contact Graham Allison (020 7312 7421 / graham.allison@montagu-evans.co.uk), Eleanor Mazzon (020 3004 2918 / eleanor.mazzon@montagu-evans.co.uk) or Olivia Fuller (077 8049 3924 / olivia.fuller@montagu-evans.co.uk) of this office in the first instance.

Yours sincerely,



MONTAGU EVANS LLP

Enc.