



Planning permission granted for Wimbledon Building of Townscape Merit Awarded in Record Time.

Our client wished to make a number of significant extensions to their property in Wimbledon Village including the demolition and re-build of a side extension, full-width rear extension and a 2,000 sq ft basement (containing swimming pool) amongst a number of other alterations. The property is located within a Conservation area and is a Building of Townscape Merit.

Prior to our commissioning, our client had been stuck at pre-application stage for 6 months. Thankfully, we were able to guide them through both the pre-application and application processes in just 5 months. Even more unprecedented, was the fact that we managed to obtain planning permission without any pre-commencement conditions, allowing our client to start works on site just 2 weeks after planning permission was granted.

After the initial application was granted, we also managed to negotiate full demolition and re-build of their front boundary wall to allow for new entry and exit points to their property. This application was determined before the 8-week period. We were able to successfully deal with Highways works too, specifically dealing with vehicular crossovers.

Summary of achievements

- Preparation and submission of pre-application advice request, including meeting with planning officers
- Preparation and coordination of planning application including liaison with co-consultants, preparation of Planning Statement, Heritage Statement and Design and Access Statement

- Successful monitoring and overall management of the project culminating in an 8-week determination under delegated approval
- Negotiation of no pre-commencement conditions, meaning our client could start on site just 2 weeks after the approval was issued

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