Checklist of Considerations (revision 7th Feb 2019)

This is a list of activities that the Board of Lynden Gate Residents Ltd advise that owners consider when conducting works that require Lynden Gate Residents planning permission.

This is not a warranty that having undertaken these actions that Planning permission will be granted but a list of activities which will enable applicants to answer the questions which will be asked by the Board of proposed works on the estate.

This document is a working document which is there to help the parties involved in the Lynden Gate Planning process. It exists to help make the process run smoothly and make sure that issues that need to be raised and dealt with are, and that actions that need to be undertaken are.

It should be read as a complement to the Lynden Gate Planning Guidelines and Covenants and should there be any perceived conflict between this document and the Planning Guidelines and Covenants the Planning Guidelines and Covenants shall always take precedence.

[ ] Download a copy of the Lynden Gate Planning guidelines, the Checklist of Considerations and the Planning Application from the Lynden Gate website

[ ] Commission detailed drawing of the proposed works, and structural drawings by a suitably qualified structural engineer for works impacting the structure of buildings

[ ] Provide pictures and samples of the structures to be built, doors/windows to be installed

[ ] Provide details of the materials and colours of the elements of the works facing the estate e.g. doors, windows, exterior walls.

[ ] Contact Wandsworth Planning to ascertain whether Council Planning Permission is required for the works or not

[ ] Contact Wandsworth Building Control to ascertain what needs to be done to ensure that the works comply with current building and fire regulations

[ ] Consult with all impacted neighbours to identify and issues or concerns and create an action plan to address them

[ ] Complete the Lynden Gate Planning Application form (this is available as an electronic word file from the gatehouse)

[ ] Submit a completed Planning Application form to the Gatehouse together with a £30 planning application administration fee

[ ] Receive back Planning Permission notification, or Planning refusal notification from the Director with Responsibility for Planning

[ ] Liaise with the Lynden Gate Estate Manager to manage any issues with access to site for workmen, materials, and debris removal.

[ ] Retain evidence that the works done meet the specifications of the planning permission granted, and retain all approvals from Wandsworth Planning , Wandsworth Building control, and Lynden Gate Residents ltd Planning (you may need these when you come to sell/rent your property)