

Application ref: 2023/0030/L  
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Date: 15 March 2023

**Development Management**  
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Bartlett Hughes Consulting Ltd.  
33-34 Dolben Street  
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England

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Granted**

Address:

**Congress House**  
**23-28 Great Russell Street**  
**London**  
**WC1B 3LS**

Proposal:

Refurbishment of the self contained ground floor office area on the Great Russell Street wing of Congress House, including works to partitions

Drawing Nos: Site location plan, DAS, 5905 P014 EX001, 5905 GA001

The Council has considered your application and decided to grant Listed Building Consent subject to the following condition(s):

Conditions And Reasons:

- 1 The works hereby permitted shall be begun not later than the end of three years from the date of this consent.

Reason: In order to comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:

Site location plan, DAS, 5905 P014 EX001, 5905 GA001

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 3 All new work and work of making good shall be carried out to match the existing adjacent work as closely as possible in materials and detailed execution.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

Informative(s):

- 1 The site is a grade-II\*-listed purpose built trades union headquarters of 1957 by David du Roi Aberdeen. The list description notes that its interior "is of interest spatially" and that it retains most of its original fixtures and fittings. It is described as being "widely regarded, at the time of its completion and since, as one of the most important institutional buildings erected in London, and one of the most significant 1950s buildings in Britain".

The applicant wishes to remove a series of non-historic partitions creating meeting rooms, a store and a kitchen, reinstating a large volume.

Any works other than those specifically mentioned in the consented documents are unauthorised. If further works are found to be needed, the permission of the council's conservation team must be obtained in writing, or further listed building consent may be required.

The proposed works will not harm the special interest of the listed building.

The application has been advertised in the press and by means of a site notice, whereby there were no consultation responses. A CAAC objection for another scheme has been erroneously submitted to this application. Historic England has issued a letter of flexible authority ratified by the secretary of state. The site's planning history has been taken into account in making this decision.

Particular attention has been paid to the desirability of preserving the special interest of the listed building, under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013

As such, the proposal is in general accordance with policy D2 of the Camden Local Plan 2017. The proposed development also accords with the London Plan 2021.

- 2 You are advised that any works of alterations or upgrading not included on the approved drawings which are required to satisfy Building Regulations or Fire Certification may require a further application for listed building consent.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2021.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is positioned above the printed name and title.

Daniel Pope  
Chief Planning Officer