

Application ref: 2023/2174/P  
Contact: Charlotte Meynell  
Tel: 020 7974 2598  
Email: Charlotte.Meynell@camden.gov.uk  
Date: 5 July 2023

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

Phone: 020 7974 4444

[planning@camden.gov.uk](mailto:planning@camden.gov.uk)

[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

DP9  
100 Pall Mall  
London  
SW1Y 5NQ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non-Material Amendments to planning permission**

Address:

**45-51 Whitfield Street**  
**London**  
**W1T 4HD**

Proposal: Non-material amendment to planning permission 2022/3087/P dated 29/11/2022 (as amended by 2023/1038/P dated 27/04/2023) for 'external alterations including works to ground floor front facade, creation of new first floor rear terrace, refurbishment of existing rear terraces at third and fourth floors, and replacement of balustrades and other associated external alterations', namely to alter the fenestration pattern to the front elevation at ground floor level.

Drawing Nos: Superseded drawings: A1050 Rev B.  
Amended drawings: A1050 Rev D.

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

For the purposes of this decision, condition no. 2 of planning permission 2022/3087/P dated 29/11/2022 shall be replaced with the following condition:

#### **REPLACEMENT CONDITION 2**

The development hereby permitted shall be carried out in accordance with the following approved plans: A01, A02, A10 Rev A, A11 Rev A, A13 Rev A, A14 Rev A, A50, A51, A100 Rev A, A101 Rev A, A103 Rev A, A104 Rev A, A1050 Rev D,

A201, Planning Narrative, Design and Access Statement.

Reason: For the avoidance of doubt and in the interest of proper planning.

Informative(s):

1 Reason for granting approval-

The proposed amendments would change the fenestration pattern to the northern end of the front elevation at ground floor level, to subdivide the large shopfront window into two smaller windows, and to reposition the adjacent secondary fire escape door. These changes are required to avoid the existing concrete columns. The proposed amendments would be similar to the proposed fenestration pattern approved as part of the original permission 2022/3087/P before being amended to larger openings in the previous non-material amendment 2023/1038/P, and are considered acceptable.

The full impact of the scheme has already been assessed by virtue of the previous approval ref. 2022/3087/P dated 29/11/2022. In the context of the approved scheme, it is considered that the amendments would not have any material effect on the approved development. It is considered that the changes are relatively minor in the context of the approved scheme and can therefore be regarded as a non-material variation of the approved scheme.

2 You are advised that this decision relates only to the changes highlighted on the plans and/or set out in the description and on the application form and shall only be read in the context of the substantive permission granted on 29/11/2022 under reference number 2022/3087/P and is bound by all the conditions attached to that permission.

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.

Yours faithfully



Daniel Pope  
Chief Planning Officer

It's easy to make, pay for, track and comment on planning applications on line.  
Just go to [www.camden.gov.uk/planning](http://www.camden.gov.uk/planning).