

Heritage Statement - Flat C, 183-185 North Gower Street, London, NW1 2NJ

This statement forms part of a planning & listed building application for removal of an internal non load-bearing wall and two alcoves.

1. INTRODUCTION

1.1. This Heritage Statement has been prepared to support an application for Listed Building Consent and Planning Permission for removal of an internal non load-bearing wall and two alcoves.

1.2. The proposal has been discussed by the occupant and Katrina Lamont (Senior Planning Officer, Regeneration and Planning, Supporting Communities, London Borough of Camden) whom conducted a site visit on 05.10.23.

2. PROPOSAL

2.1. Planning permission is sought for internal alterations to the existing dwelling, which consist of:

- Removal of a non load-bearing, dividing stud wall between the kitchen and living room
- Removal of two studwork alcoves in the kitchen

3. IDENTIFYING THE HERITAGE ASSET

3.1 The property is Grade II listed

3.2 National Grid Reference: TQ 29344 82451

3.3 The property was listed in 14-May-1974

3.4 The description of the listing refers only to the exterior of the building and states explicitly that the interior, which I am proposing to change was not inspected: '*INTERIORS: not inspected*' (sourced from <https://historicengland.org.uk/listing/the-list/list-entry/1322073?section=official-list-entry>)

3.5 The interior of the building is plain and utilitarian in nature with no original design features of any historic significance. It has been modified over the years to accommodate the living requirements of previous occupants

4. ASSESSMENT OF IMPACT AND MITIGATION

4.1 The likely impact of the proposal and any appropriate mitigations are addressed below:

4.2 The stud wall and two alcoves that are to be removed are much later additions to the interior. According to the structural engineer, the timber used indicates that these structures are very recent additions, probably within the last 20 years or so. These structures are not original, of poor build and aesthetic value and are not visible externally.

5. CONCLUSIONS

5.1 The proposed changes will provide more living space for the occupant, bringing improvements to daily living and wellbeing.

5.2 The proposals are considered to positively impact the daily life of the person living in the space and will not impact the character, appearance and setting of the listed building at all. This has been discussed with the Council's Senior Planning Officer, Katrina Lamont and has received landlord's approval from Camden Council and we hope as a result they should be approved.