

London Borough of Camden  
Development Management Team  
5 Pancras Square  
London  
N1C 4AG

29 November 2023

Dear Brendan,

**Application for a Non-Material Amendment to Planning and Listed Building Consent ref: 2020/1426/P and 2020/2149/L  
| 43 Great Russell Street, London WC1B**

**Introduction**

Enclosed is an application for a non-material amendment (NMA) application, made in relation to the planning and listed building consents for the refurbishment and alteration of the existing Grade II listed building at 43 Great Russell Street.

Full planning permission and listed building consent (ref. 2020/1426/P and 2020/2149/L) for this development were granted by LBC on 13<sup>th</sup> May 2021. This scheme permitted the internal and external refurbishment and upgrade of the building to enable its new owners to occupy it comfortably. A full external upgrade was proposed including reinstating the original shopfront door and window and new plant. A NMA and associated LBC was submitted in December 2022 for minor changes to the scheme, these were approved under reference numbers: 2022/5625/P and 2023/0834/L. Some of the drawing numbers listed on the decision notices are currently incorrect, therefore this NMA application seeks to correct the drawing numbers listed on the decision notices.

Condition 2 of the listed building consent should read as follows:

Listed building consent (condition 2):

0.00, 0.01, 0.10, 1.00, 1.01, 1.02, 1.03, 1.04, 1.05, 1.10, 1.11, 1.12, 1.13, 1.20, 1.21, 1.22, 1.23, 1.24, 1.25, 2.00, 2.01, 2.02, 2.03, 2.04, 2.05 Rev A, 2.10, 2.11, 2.12 Rev A, 2.13, 2.20, 2.21, 2.22, 2.23, 2.24, 2.25 Rev A, 3.00 **Rev (-)**, 3.01 Rev A, 3.02 Rev A, 3.03 Rev A, 3.04 **Rev B**, 3.05 Rev A, 3.10 Rev B, 3.11 Rev B, 3.12 Rev B, 3.13 Rev B, 3.14 Rev B, 3.20 Rev C, 3.21 Rev B, 3.22 Rev B, 3.23 **Rev A**, 3.24 **Rev A**, 3.25 Rev B, 5.00, 5.01, 5.02, 5.03, 5.04, 5.05, 5.06, 5.07, 5.08, 6.00, 6.01, 6.02, 6.03, 6.04, 6.05, 7.00, 7.01, 7.02, 7.03 Rev A, 7.04 Rev A, 7.05, 7.06, 7.07, 7.08, 7.09, 7.10, 7.11, 7.20, 7.21, 7.22, 7.23, 7.24, 8.00, 10.00, 10.01, 10.01, 10.02, 10.03, 10.04, Non-Material Amendment Design & Access Statement - Addendum, dated 07/23, prepared by OMMX Design & Access Statement, part 1 and part 2, Daylight and Sunlight letter, Heritage Statement, Planning Statement, Structural Report, 27563/PNA1 Rev 4 Environmental Noise Survey and Plant Noise Assessment Report.

*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*

Condition 3 of the NMA should read as follows:

*The development hereby permitted shall be carried out in accordance with the following approved plans- AP-Demolition-Basement, dwg. no. 2.00 rev A; AP – Demolition – Ground Floor Plan, dwg. no. 2.01; AP-Demolition-First Floor, dwg. no. 2.02 rev A; AP – Demolition – Second Floor Plan, dwg. no. 2.03; AP – Demolition – Third Floor Plan, dwg. no. 2.04; AP-Demolition-Roof; dwg. no. 2.05 rev C; AE-Demolition-Elevation 01, dwg. no. 2.10 rev A; AE-Demolition-Elevation 02, dwg. no. 2.11 rev A; AE – Demolition – Elevation 03, dwg. no. 2.12 **rev A**; AE – Demolition – Elevation 04, dwg. no. 2.13; AS-Demolition-Section AA, dwg. no. 2.20 rev A; AS-Demolition-Section BB, dwg. no. 2.21 rev A; AS – Demolition – Section CC, dwg. no. 2.22; AS – Demolition – Section DD, dwg. no. 2.23; AS-Demolition-Section EE, dwg. no. 2.24 rev A; AS-Demolition-Section FF, dwg. no. 2.25 rev C; AP-Proposed-Basement Plan, dwg. no. 3.00 rev C; AP-Proposed-Ground Floor Plan, dwg. no. 3.01 rev B; AP-Proposed-First Floor Plan, dwg. no. 3.02 rev B; AP-Proposed-Second Floor Plan, dwg. no. 3.03 rev B; AP-Proposed-Third Floor Plan, dwg. no. 3.04 rev C; AP-Proposed-Roof Plan, dwg.*

no. 3.05 rev D; AE-Proposed-Elevation 01, dwg. no. 3.10 rev E; AE-Proposed-Elevation 02, dwg. no. 3.11 rev E; AE-Proposed-Elevation 03, dwg. no. 3.12 rev E; AE – Proposed – Elevation 04, dwg. no. 3.13 **rev D**; LE-Proposed-Location Elevation 01, dwg. no. 3.14 rev E; AS-Proposed-Section AA, dwg. no. 3.20 rev F; AS-Proposed-Section BB, dwg. no. 3.21 rev E; AS-Proposed-Section CC, dwg. no. 3.22 rev E; AS-Proposed-Section DD, dwg. no. 3.23 rev D; AS-Proposed-Section EE, dwg. no. 3.24 rev B; AS-Proposed-Section FF, dwg. no. 3.25 rev E; Proposed – D-B-01, dwg. 5.00; Proposed – D-G-01, W-G-01, W-G02, dwg. no. 5.01; Proposed – D-G-02, dwg. no. 5.02; Proposed – D-1-01, D-1-02, dwg. no. 5.03; Proposed – D-(1, 2, 3)-03, D-2-01, D-2-02, dwg. no. 5.04; Proposed – D-3-01, D-3-02, dwg. no. 5.05; Proposed – D-B-02, dwg. no. 5.06; Proposed – Typical Lift Door Detail, dwg. no. 5.07; Proposed – External Lift Door Detail, dwg. no. 5.08 **rev A**; Proposed – W-G-03, W-3-01, W-3-02, dwg. no. 6.00; Proposed – W-G-04, dwg. no. 6.01; Proposed – Secondary Glazing – 1F, dwg. no. 6.02; Proposed – Secondary Glazing – 2F, dwg. no. 6.03; Proposed – Secondary Glazing – 3F, dwg. no. 6.04; Proposed W-1-01, dwg. no. 6.05; Proposed – Fire & Smoke Curtain, dwg. no. 7.00; Proposed – Fire & Smoke Curtain, dwg. no. 7.01; Proposed – Fire & Smoke Curtain, dwg. no. 7.02; Proposed – FCU Detail. Dwg. no. 7.03; Proposed – FCU Detail, dwg. no. 7.04; Proposed – Riser 01 – B, dwg. no. 7.05; Proposed – Riser 01 – GF, dwg. no. 7.06; Proposed – Riser 01 – 1F, dwg. no. 7.07; Proposed – Riser 01 – Upper Floors, dwg. no. 7.08; Proposed – Riser 02 – B, dwg. no. 7.09; Proposed – Riser 02 – GF, dwg. no. 7.10; Proposed – Riser 02 – Upper Floors, dwg. no. 7.11; Proposed – Typical Joinery Details, dwg. no. 7.20; Proposed – Typical Joinery Details, dwg. no. 7.21; Proposed – Typical Joinery Details, dwg. no. 7.22; Proposed – Typical Joinery Details, dwg. no. 7.23; Proposed – Typical Joinery Details, dwg. no. 7.24; Proposed – Parapet Balustrade Details, dwg. no. 8.00; RCP – Proposed – Basement, dwg. no. 10.00; RCP – Proposed – Ground Floor, dwg. no. 10.01; RCP – Proposed – First Floor, dwg. no. 10.02; RCP – Proposed – Second Floor, dwg. no. 10.03; RCP – Proposed – Third Floor, dwg. no. 10.04; Non-Material Amendment Design & Access Statement - Addendum, dated 07/23, prepared by OMMX; Heritage Assessment, prepared by Alan Baxter Limited, dated December 2022; Design & Access Statement part 1 and part 2; Daylight and Sunlight letter; Heritage Statement; Planning Statement; Structural Report; 27563/PNA1 Rev 4 - Environmental Noise Survey and Plant Assessment Report.

This application has been submitted following discussions with London Borough of Camden planning officer, Brendan Versluys, who confirmed the process to correct the drawing references. He has also advised the application fee is to be waived as this is a resubmission within 12 months of the original NMA submission.

If you have any questions, please contact [melanie@theplanninglab.com](mailto:melanie@theplanninglab.com) (0207 257 9363).

Yours sincerely,  
**The Planning Lab**