

Application ref: 2023/3677/L
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Date: 12 January 2024

Development Management
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Built Works Ltd
3-5 Bleeding Heart Yard
London
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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Approval of Details (Listed Building) Granted

Address:
43 Arlington Road
London
NW1 7ES

Proposal:

Details relating to conditions 4 (detailed drawings), 5 (sample of York stone) and 7 (facing materials) of Listed Building Consent 2022/0759/L dated 03/07/2023 (for: Partial rebuild of existing rear projection and erection of rear lower ground infill extension, creation of new opening to front vault and installation of new timber door, reinstatement of York stone steps, replacement sash window to front lightwell, refurbishment of sash windows and brickwork cleaning and repair, and associated works)

Drawing Nos: Material Data Sheet (Rheinzink), BW110 - BW - ZZ - B1 - DR - A - P4003, BW110 - BW - ZZ - B1 - DR - A - P4004, BW110 - BW - ZZ - B1 - DR - A - P4001, BW110 -BW -ZZ -B1 -DR -A -P4002, M40 Natural Stone/ceramic tiling/mosaic, Product Data Sheet (BBS natural stone specialists)

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

Conditions And Reasons:

Informative(s):

1 Reasons for granting consent:

This approval of details application seeks to discharge conditions 4 (which requires detailed drawings of new doors and windows), 5 (which requires details of the York stone front step), and 7 (which requires details of the facing materials of the rear extension) to be submitted.

Detailed drawings of the new doors and windows, and material samples and product sheets of the York stone front step and the Portland stone and zinc on the rear extension have been submitted. These have been reviewed by the Council's Conservation team who raised no objection to the submitted details.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host buildings and streetscene, or on the character of the conservation area.

As such, the proposed details are in general accordance with Policies D1 and D2 of the Camden Local Plan 2017.

- 2 You are reminded that condition 6 (sample of cleaned brickwork) of listed building consent granted on 3/07/2023 under ref. 2022/0759/L is outstanding and requires details to be submitted and approved.

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



Daniel Pope
Chief Planning Officer