

Application ref: 2024/2906/P
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Grant of Non-Material Amendments to planning permission

Address:

Endsleigh Court
Upper Woburn Place
London
WC1H 0HW

Proposal: Amendments to planning permission 2017/4663/P dated 02/10/2017, as amended by 2022/0559/P dated 28/06/2022 (Replacement of all windows across all elevations to existing block of flats (Class C3)), namely to install double glazing to the inner lightwell and rear lightwell windows at the site.

Drawing Nos: MMA-402P1

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.3 of planning permission 2017/4663/P shall be replaced with the following condition:

REPLACEMENT CONDITION 3

The development hereby permitted shall be carried out in accordance with the following approved plans: 001,002, 003, 004, 005,006, 007, 008, window details 1-20, 010, Design and Access Statement, and drawing no.MMA-402P1

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

Informative(s):

1 Reason for granting approval

The extant planning permission ref. 2017/4663/P, dated 02/10/2017, sought to replace all existing white-painted metal windows across the building with powder-coated aluminium windows painted white. The previous non-material amendment (ref: 2022/0559/P dated 28/06/2022) sought to change the window manufacturer from the original scheme.

The current proposal seeks to amend the extant permission (as varied by the non-material amendment application) to change the window manufacturer the lower ground floor internal lightwell elevation windows, consistent with the changes to the window manufacturer approved as part of the approved non-material amendment.

The windows would retain the same specification in terms of glazing bar and frame thickness as was originally approved and implemented on the remainder of the building. The proposed windows continue to sit in the existing openings and match the existing form of casement openings and general fenestration.

As such the amendment is considered non-material and not considered to be detrimental to the character of the building or that of the wider conservation area.

The full impact of the scheme has already been assessed by virtue of the previous approvals. In the context of the permitted scheme, it is considered that the amendment to add the lower ground floor internal lightwell windows would not have any material effect on the approved development in terms of appearance and neighbour impact. It is considered that the change can 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 permission granted on 02/10/2017 under reference number 2017/4663/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

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