

Council reference: EN23/0502

IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY

**PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT
1990 (AS AMENDED)**

LISTED BUILDING ENFORCEMENT NOTICE

ISSUED BY: THE LONDON BOROUGH OF CAMDEN

1. **THIS IS A FORMAL NOTICE** which is issued by the Council being the Local Planning Authority for the purposes of Section 38 of the above Act because it appears to them that there has been a contravention of Section 8 of the Act, in respect of the building within a conservation area described below. The Council considers it necessary to issue this notice for the reasons set out in paragraph 4 below.

2. **THE LISTED BUILDING**

Land at: 25 Frederick Street, London, WC1X 0NF as shown outlined in purple on the attached plan ("the Property").

3. **THE CONTRAVENTION ALLEGED**

Without listed building consent: Removal of the historic front door on the front elevation of the property at ground floor level and replacement with an inappropriate new front door.

4. **REASONS FOR ISSUING THIS NOTICE**

- a) The work outlined above has been carried out to this Grade II listed building without the benefit of Listed Building Consent.
- b) The door as installed by virtue of its inappropriate detailed design and as a result of the loss of historical fabric has harmed the architectural and historic interest of this grade II listed building and is thereby contrary to policies D1 (Design) and D2 (Heritage) of Camden's Local Plan 2017

5. **WHAT YOU ARE REQUIRED TO DO**

Within a period of **THREE (3) months** of the Notice taking effect:

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1. Remove the current front door that has been installed at ground floor level at the front of the property;
2. Install an appropriate front timber door that matches the historic door that was removed, using the same texture, colour, pattern, and finish of materials (detailing) to those that were removed including raised and fielded panels as shown in photograph below; and



3. Make good any damage caused as a result of the above works.

6. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on **26 September 2024** unless an appeal is made against it beforehand.

DATED: 14 August 2024 Signed:



**Chief Planning Officer, Supporting Communities on behalf of the
London Borough of Camden, Town Hall, Judd Street, London
WC1H 8JE**

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ANNEX

EXPLANATORY NOTE

YOUR RIGHT OF APPEAL

You can appeal against this notice, but any appeal must be received, or posted in time to be received, by the Secretary of State by **26 September 2024**.

- (a) Send a copy of your appeal to the Secretary of State if you decide to appeal, together with a copy of this enforcement notice.
- (b) Send a second copy of the appeal form and notice to the Council at:

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

Alternatively you can submit an appeal online at
<http://www.planningportal.gov.uk/planning/appeals/online/makeanappeal>.
Please note that a separate appeal form must be completed for each individual person or organisation.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this listed building enforcement notice, it will take effect on **26 September 2024** and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period specified in the notice. Failure to comply with a listed building enforcement notice, which has taken effect, can result in prosecution and/or remedial action by the Council.

