

# MADDOX PLANNING

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Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London, WC1H 9JE  
FAO David McKinstry

25 September 2024

**4-6 Bedford Place, London WC1B 5JD:  
Submission for the part approval of details reserved by Condition 4a of Planning  
Permission ref. 2023/1315/P**

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Dear Sir/Madam,

Please find enclosed, on behalf of the Applicant Nebra Property 2022 Limited, an application for the part approval of details reserved by condition 4a of planning permission ref. 2023/1315/P at 4-6 Bedford Place, London WC1B 5JD.

This application has been submitted electronically on the Planning Portal (ref. PP-13436825). Enclosed with this letter are the following documents:

- Completed and signed application form; and
- Proposed Rear Extension Stair & Balustrade details by Stuido Moren

**Condition 4a**

Condition 4a of planning permission ref. 2023/1315/P states:

*“Before the relevant part of the work is begun, detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority:*

*a) Typical details of all new railings and staircases at a scale of 1:10 with finials/handrail at 1:1, including materials, finish and method of fixing into the plinth.*

*Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies D1 and D2 of the London Borough of Camden Local Plan 2017.”*

The proposed railings and staircase details ensure the special architectural and historic interest of the building in accordance with the requirements of policy D1 and D2 of the Camden Local Plan, and the statutory duties under S66 of the LBCA 1990.

The application fee will be paid upon submission via the Planning Portal. I trust this application is clear, however please do not hesitate to contact me should you wish to discuss any matter raised in this submission.

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Yours faithfully,

A handwritten signature in black ink, appearing to read 'AF', enclosed in a thin black rectangular border.

Anthony Frendo BA (Hons) MSc MRTPI  
Planning Director

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