

Application ref: 2024/4204/L
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Date: 2 December 2024

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Lisa Shell Architects Ltd
Unit EG2 Norway Wharf
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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Approval of Details (Listed Building) Granted

Address:
7 The Grove
London
N6 6JU

Proposal:

Discharge of condition 3 (new railings details and manufacturer's specification details of all facing materials) pursuant to planning permission 2023/0604/L granted on 03/08/2023, for 'new metal railings to front; alterations to existing rear terrace, including enlargement and new steps, increase in height of part of boundary wall.'

Drawing Nos: Covering letter, GRO7LPH104 MISCELLANEOUS MATERIALS, GRO7LPH103 OUTBUILDING MATERIALS, GRO7LPH102 POOL HOUSE MATERIALS, GRO7LPH101 HARD LANDSCAPING MATERIALS, GRO7COP916 FRONT BOUNDARY GATES RAILINGS, GRO7COP915 NORTH FRONT AREA RAILINGS, GRO7COP914 NORTH FRONT AREA RAILINGS, GRO7COP913 SOUTH FRONT AREA RAILINGS GATES STAIRS, GRO7COP912 SOUTH FRONT AREA RAILINGS GATES STAIRS, 402-L-D-410-C02 Gate and Fence Detail A1.

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 The application seeks the discharge of condition 3 of listed building consent application 2023/0604/L which reads as follows:

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) Details of new railings at a scale of 1:10 with finials at 1:1, including materials, finish and method of fixing into the plinth.
- b) Manufacturer's specification details of all facing materials, including ground materials (to be submitted to the Local Planning Authority) and samples of those materials (to be provided on site).

Details of the railings and facing materials have been submitted and are considered to be satisfactory.

The proposed works will not harm the special interest of the grade-II-listed building.

The site's planning history has been taken into account in making this decision.

Special attention has been paid to the desirability of preserving the special interest of the listed building, under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013

As such, the proposal is in general accordance with policy D2 of the Camden Local Plan 2017. The proposed development also accords with the London Plan 2021 and the NPPF.

- 2 You are advised that all conditions relating to listed building consent 2023/0604/L which need details to be submitted, have been approved.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with the National Planning Policy Framework. The council publishes its adopted policies online, along with detailed Camden Planning Guidance. It also provides advice on the website for submitting applications and offers a pre-application advice service.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is positioned in the upper left corner of the page.

Daniel Pope
Chief Planning Officer