

Application ref: 2025/0661/L
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Mrs Keelie Meah
93 Burghley Road
London
NW5 1UJ
England

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

Acland Burghley School
93 Burghley road
London
NW5 1UJ

Proposal:

Alteration to floor finish in kitchen.

Drawing Nos: Site Location Plan; Unnumbered four page document containing the following floor plans: (Lower Ground Floor; Ground Floor; First Floor; Second Floor Third Floor); Design and Access Statement;

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

Conditions And Reasons:

- 1 The works hereby permitted shall be begun not later than the end of three years from the date of this consent.

Reason: In order to comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:

Site Location Plan; Unnumbered four page document containing the following floor plans: (Lower Ground Floor; Ground Floor; First Floor; Second Floor Third Floor); Design and Access Statement;

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 3 All new work and work of making good shall be carried out to match the existing adjacent work as closely as possible in materials and detailed execution.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

Informative(s):

- 1 The site is the kitchen of the dining hall of a grade-II-listed secondary school of 1967.

The applicant wishes to replace an expanse of quarry tiles in a back-of-house area of the dining hall, where they are prone to getting wet and are then said to pose a slip hazard to staff.

The applicant therefore wishes to screed over them and apply a vinyl surface.

The area to be replaced is small and narrow and is only visible to staff, and has been subject to unsympathetic infill repairs, while there are three rooms and a corridor that contain complete arrangements of the tiles elsewhere in the building. There is a public benefit to the effective and safe operation of the school which outweighs the modest amount of less than substantial harm caused by the loss of the tiles.

Any works other than those specifically shown in the consented drawings are unauthorised. If further works are found to be needed, the permission of the council's conservation team must be obtained in writing, and further listed building consent may be required.

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

Particular 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.

- 2 You are advised that any works of alterations or upgrading not included on the approved drawings which are required to satisfy Building Regulations or Fire Certification may require a further application for listed building consent.

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 written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer