

Application ref: 2025/1540/P  
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Date: 6 May 2025

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DP9  
100  
Pall Mall  
London  
SW1Y 5NQ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non-Material Amendments to planning permission**

Address:  
**1 Stephen Street**  
**London**  
**W1T 1AL**

Proposal: Non-material amendments to the 'Installation of plant on first floor roof along with acoustic screen, creation of green roof at third floor and other works incidental to the application proposals' approved under 2024/2979/P at 1 Stephen Street, by way of amending the location of the proposed green roof.

Drawing Nos: Superseded:

(SS0-ORM-ZZ-ZZ-DR-A-)12203 Rev P03

Proposed:

(SS0-ORM-ZZ-ZZ-DR-A-)12203 Rev P04

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.2 of planning permission 2024/2979/P shall be replaced with the following condition:

#### **REPLACEMENT CONDITION 2**

The development hereby permitted shall be carried out in accordance with the

following approved plans: (SS0-ORM-ZZ-ZZ-DR-A-)10000 Rev P01; 12410 Rev P03; 12700 Rev P03; 12310 Rev P03; 12203 Rev P04; 12200 Rev P03; 12103 Rev P03; 121100 Rev P03; 12001 Rev P03; 12000 Rev P03; 12750 Rev P03; Arup Cooling Hierarchy Statement dated 14/11/2024 and Hann Tucker Noise Assessment Report dated 02/10/2024 (31659/PNA2 Rev 1)

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

Informative(s):

1 Reason for granting approval:

This application seeks to alter the location of 20sqm of green roof which was approved as part of an application to approve some roof plant at 3rd floor level.

This alteration, in the context of the approved scheme, would not be significant. It would be located to the rear of the property and side of the 10 storey building with limited views, and the change would be largely imperceptible.

The full impact of the scheme has already been assessed by virtue of the previous approval granted on 16/01/2025 under ref 2024/2979/P. In the context of the permitted scheme, it is considered that the amendment would not have any material effect on the approved development in terms of appearance and neighbour impact. It is considered that the changes are relatively minor in the context of the approved scheme and can therefore 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 the substantive permission granted on 16/01/2025 under reference number 2024/2979/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 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.

Yours faithfully



Daniel Pope  
Chief Planning Officer

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