

Mr Michael Taylor
Chairman of the Trust
Garden Flat
31 Lyndhurst Road
London
NW3 5PB

Application Ref: **2014/0999/L**
Please ask for: **Victoria Pound**
Telephone: 020 7974 **2659**

4 April 2014

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990
Planning (Listed Buildings and Conservation Areas) Regulations 1990

Listed Building Consent Granted

Address:

**St Stephen's Church
Pond Street
London
NW3 2PP**

Proposal:

Removal of decayed decorative stonework to north elevation at high level (Retrospective).

Drawing Nos: Site location plan; high level stone features location plan (nave floor plan); London Stone Conservation Inspection report (dated 12/12/2013); supporting photographs (damage from fallen stone cross; photographs of unstable items in situ prior to removal; photographs of locations after removal of items); covering letters (dated 18/12/2013 and 14/02/2014).

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 All new work and work of making good shall be carried out to match the original 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 CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

- 3 The works hereby approved are only those specifically indicated on the drawing(s) referred to above.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

- 4 The following items shall be retained on site and stored in a secure place until their reinstatement within three years, unless otherwise agreed in writing with the Local Planning Authority and English Heritage:

- a) Easternmost figure on North Transept gable;
- b) Cross to centre of North Transept gable;
- c) Cross to the centre of the North Porch gable.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

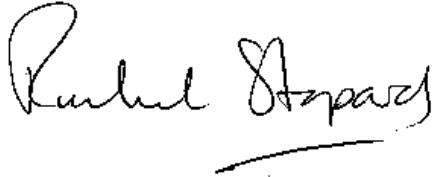
Informative(s):

- 1 Reasons for granting listed building consent. [Delegated]

The proposed development is in general accordance with the London Borough of Camden Local Development Framework Core Strategy, with particular regard to policy CS14 (Promoting high quality places and conserving our heritage); and the London Borough of Camden Local Development Framework Development Policies, with particular regard to policy DP25 (Conserving Camden's heritage). For a more detailed understanding of the reasons for the granting of this listed building consent, please refer to the officer report.

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Director of Culture & Environment

It's easy to make, pay for, track and comment on planning applications on line. Just go to www.camden.gov.uk/planning.

It is important to us to find out what our customers think about the service we provide. To help us in this respect, we would be very grateful if you could take a few moments to complete our [online planning applicants' survey](#). We will use the information you give us to monitor and improve our services.