

Ms Lucy Markham
Montagu Evans LLP
5 Bolton Street
London
W1J 8BA

Application Ref: **2012/3402/L**
Please ask for: **Adrian Malcolm**
Telephone: 020 7974 **2529**

22 August 2012

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:
42 Gloucester Crescent
London
NW1 7PE

Proposal:
Installation of ladder on side elevation of annexe at roof level, photovoltaic panels on roof of annexe and internal alterations including introduction of secondary glazing to Rotunda all in connection with existing offices (Class B1).

Drawing Nos: Site location Plan; L101561- 109-A, 04-C, 102-A, 106-A, 105, 101-A, 100, 04, 103, 108, 107-A; E-41596-03; E mail from Edward Moore (Workman LLP) dated 21/08/12 re ladder fixings.

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 external and internal works and finishes and works of making good to the retained fabric, shall match the existing adjacent work with regard to the methods used and to material, colour, texture and profile, unless shown otherwise on the drawings or other documentation hereby approved or required by any conditions attached to this consent.

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 Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the Council before the relevant part of the work is begun:
 - a) Typical details of cable runs and associated installations at a scale of 1:10 , including materials, finish and method of fixing into the building .
 - b) Samples of proposed Welsh roofing slate and any such approved material shall be retained on site during the course of the works.

The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

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 access ladder hereby approved shall only be fixed to the mortar joints of the wall and not to the brickwork, as stated in the application (e mail from E. Moore of Workman LLP, dated 21/08/12). The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

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 particular regard to 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 officers report

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