

Mr Ardi Rexhepi
Hayhurst and Co.
26 Fournier Street
London
E1 6QE

Application Ref: **2011/5547/L**
Please ask for: **Victoria Pound**
Telephone: 020 7974 **2659**

14 March 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:
Regency Lodge
Adelaide Road
London
NW3 5EE

Proposal:

Replacement of all existing original single glazed steel-framed windows with new, steel-framed, double-glazed Crittall windows.

Drawing Nos: 112 A000; A011; A012; A013; A014; A015; A016; A017; A018; A019; A020; A021; A022.

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.

Informative(s):

- 1 The glazing system hereby approved would be likely to be considered the most appropriate when applying for listed building consent to replace any remaining windows which are not covered by this consent, in order that the appearance and architectural integrity of the building is preserved.
- 2 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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