

<b>Delegated Report</b>		<b>Analysis sheet</b>		<b>Expiry Date:</b>		08/11/2011	
		N/A / attached		<b>Consultation Expiry Date:</b>		N/A	
<b>Officer</b>				<b>Application Number(s)</b>			
Tina Garratt				2011/4226/L			
<b>Application Address</b>				<b>Drawing Numbers</b>			
6 Goldington Crescent LONDON NW1 1UA				Refer to decision notice			
<b>PO 3/4</b>	<b>Area Team Signature</b>	<b>C&amp;UD</b>	<b>Authorised Officer Signature</b>				
<b>Proposal(s)</b>							
Removal of interior partitions to combine the WC and bathroom into one room. Removal of existing WC door to be replaced by internal partition to residential flat (Class C3). (RETROSPECTIVE)							
<b>Recommendation(s):</b>		Grant listed building consent					
<b>Application Type:</b>		Listed Building Consent					
<b>Conditions or Reasons for Refusal:</b>		Refer to Draft Decision Notice					
<b>Informatives:</b>							
<b>Consultations</b>							
<b>Adjoining Occupiers:</b>	No. notified	00	No. of responses	00	No. of objections	00	
			No. electronic	00			
<b>Summary of consultation responses:</b>		N/A					
<b>CAAC/Local groups* comments:</b> <small>*Please Specify</small>		N/A					

## Site Description

The property forms part of a group of 12 Grade II listed terrace houses arranged in a Crescent on the west side of Pancras Road situated within the King's Cross St Pancras Conservation Area. The buildings date from c1849-50 and were originally symmetrical in design, arranged over 3 floors and conformed to the typical London terraced house plan. The properties were converted into flats in the mid 20<sup>th</sup> century which involved lateral conversion of all of the properties on each floor which has significantly altered their original plan form.

## Relevant History

10698/06/09/57 - Conversion of 7-16 Goldington Crescent, St. Pancras, into fifteen self-contained flats and the conversion of 5 and 6 Goldington Crescent into three self-contained flats after rebuilding after war- damage. Granted 16/12/1957

## Relevant policies

### LDF Core Strategy and Development Policies

CS14 Promoting high quality places and conserving our heritage  
DP22 Promoting sustainable design and construction  
DP24 Securing high quality design  
DP25 Conserving Camden's heritage  
DP26 Managing the impact of development on occupiers and neighbours

PPS5: Planning for the Historic Environment (March 2010)

PPS5: Practice Guide (March 2010)

King's Cross/St Pancras Conservation Area Statement (December 2003)

## Assessment

The 12 houses in this crescent were refurbished and laterally converted into flats c.1960. This flat is at ground floor level and encompasses rooms from 2 of the original terraced houses. The rear rooms where the works have been undertaken retain no historic features and the bathrooms comprise all modern fabric and fittings.

The application is for retrospective consent for the reconfiguration of the bathroom at the rear of the dwelling, involving the removal of a non-original partition and relocation of a door. The partitions removed and relocated door were not original and were within an already subdivided space. As such the proposed works have not harmed any historic fabric nor harmed the building's original plan form.

In summary the works proposed are minor in nature, will not harm the buildings' special interest, and comply with local and national policy.

Recommendation: Grant listed building consent

### Disclaimer

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