

Nigel Walding  
Morrison Design Ltd  
St Alkmunds House  
103 Belper Road  
Derby  
DE1 3ES

Application Ref: **2010/3235/P**  
Please ask for: **Carlos Martin**  
Telephone: 020 7974 **2717**

11 October 2010

Dear Sir/Madam

## **DECISION**

Town and Country Planning Acts 1990 (as amended)  
Town and Country Planning (General Development Procedure) Order 1995  
Town and Country Planning (Applications) Regulations 1988

### **Full Planning Permission Granted**

Address:  
**92 Southampton Row  
London  
WC1B 4BH**

Proposal:  
Installation of plant, risers and ducts following demolition of selected plant from higher and lower roof levels of existing hotel (Class C1).

Drawing Nos: 100 A; 110 C; 111 D; 113 C; 114 B; 115 B; 116 B; 117 B; 211 B; 212 B; 214 C; 215 B; 216 B; 217 B; 218 B; & Acoustic Report CS 6764.

The Council has considered your application and decided to grant permission subject to the following condition(s):

Condition(s) and Reason(s):

- 1 The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).



- 2 The development hereby permitted shall be carried out in accordance with the following approved plans: 100 A; 110 C; 111 D; 113 C; 114 B; 115 B; 116 B; 117 B; 211 B; 212 B; 214 C; 215 B; 216 B; 217 B; 218 B; & Acoustic Report CS 6764.

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

- 3 Noise levels at a point 1 metre external to sensitive facades shall be at least 5dB(A) less than the existing background measurement (LA90), expressed in dB(A) when all plant/equipment (or any part of it) is in operation unless the plant/equipment hereby permitted will have a noise that has a distinguishable, discrete continuous note (whine, hiss, screech, hum) and/or if there are distinct impulses (bangs, clicks, clatters, thumps), then the noise levels from that piece of plant/equipment at any sensitive façade shall be at least 10dB(A) below the LA90, expressed in dB(A).

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies SD6 (Amenity for occupiers and neighbours), SD7B (Noise/vibration pollution), SD8 (Disturbance) and Appendix 1 (Noise and vibration standards) of the London Borough of Camden Replacement Unitary Development Plan 2006; policies CS1 (Distribution of growth) and CS5 (Managing the impact of growth and development) of the London Borough of Camden Local Development Framework Core Strategy; and policies DP26 (Managing the impact of development on occupiers and neighbours) and DP28 (Noise and vibration) of the London Borough of Camden Local Development Framework Development Policies.

Informative(s):

- 1 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts which cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Argyle Street WC1H 8EQ, (tel: 020-7974 2363).
- 2 Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You are advised to consult the Council's Planning and Public Protection Division (Compliance and Enforcement Team), Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 5613 or by email [ppp@camden.gov.uk](mailto:ppp@camden.gov.uk) or on the website [www.camden.gov.uk/pollution](http://www.camden.gov.uk/pollution)) or seek prior approval under Section 61 of the Act if you anticipate any difficulty in carrying out construction other than within the hours stated above.
- 3 Reasons for granting permission.

The proposed development is in general accordance with the policy requirements of the London Borough of Camden Replacement Unitary Development Plan 2006, with particular regard to policies SD6 (Amenity for occupiers and neighbours), SD7 (Light, noise and vibration pollution), SD8 (Disturbance), B1 (General design

principles), B3 (Alterations and extensions), B7 (Conservation areas) and Appendix 1 (Noise and vibration standards); the London Borough of Camden Local Development Framework Core Strategy, with particular regard to policies CS1 (Distribution of growth), CS5 (Managing the impact of growth and development) and CS14 (Promoting high quality places and conserving our heritage); and the London Borough of Camden Development Policies Development Plan, with particular regard to policies DP24 (Securing high quality design), DP25 (Conserving Camden's heritage) & DP26 (Managing the impact of development on occupiers and neighbours). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officer's report.

- 4 You are advised that should condition 3 (noise levels) not be adhered to, the plant/equipment would be liable to investigation from the Council's Compliance and Enforcement Team. In such circumstances you are advised to contact the Council's Planning and Public Protection Division (Compliance and Enforcement Team), Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 5613 or by email [ppp@camden.gov.uk](mailto:ppp@camden.gov.uk) or on the website [www.camden.gov.uk/pollution](http://www.camden.gov.uk/pollution)).

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