

Miss Claire Allman
Charlton Brown Architects
The Old Chapel
4A Shepards Walk
Hampstead
London
NW3 5UE

Application Ref: **2010/0025/L**

Please ask for: **Aysegul Olcar-Chamberlin**

Telephone: 020 7974 **6374**

23 March 2010

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:

34 Belsize Grove

London

NW3 4TR

Proposal:

Internal and external additions and alterations including the erection of a single storey rear extension with terrace and access stair following removal of existing extensions, alterations to the rear elevation at basement and ground floor levels, refurbishment of all windows to front and rear elevations, reinstatement of new balustrade around front lightwell, replacement of staircase in front lightwell, reinstatement of balustrade and gate pier caps to front boundary wall, alterations to internal partitions, inserting wine cellar below lower ground floor level, installation of 2 bathrooms at second floor level and associated refurbishment works, to Grade II listed dwelling house.

Drawing Nos: 1107/OS (Site Location Plan); S 01; S 02; S 03; S 04; AP 01 A; AP 02; AP 03B; and AP 04 A; Part 1 and Part 2 Assessment of the Grade II listed building (Historic report) dated September 2009 by Charlton Brown Architects; Details of the spiral cellar; Peelaway Paint Systems Method Statement dated 23 November 2009 by Locker and Riley Ltd; Structure Engineers Statement dated 29 January 2010 by Jampel Davison & Bell and Letter dated 04 March 2010 from G Pelentrides from Jampel Davison & Bell.



The Council has considered your application and decided to grant Listed Building Consent subject to the following conditions:

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 B6 of the London Borough of Camden Replacement Unitary Development Plan 2006.

- 3 The works hereby approved are only those specifically indicated on the drawings referred to above.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy B6 of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informatives:

- 1 Reasons for granting listed building consent.

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 policy B6 (listed buildings). For a more detailed understanding of the reasons for the granting of this listed building consent, please refer to the officer's report.

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