

Mr Brian Mitchell (Camden Council)  
Crowndale Centre  
218 Eversholt Centre  
London  
UK  
NW1 1BD

Application Ref: **2009/5126/P**  
Please ask for: **Elizabeth Beaumont**  
Telephone: 020 7974 **5809**

23 December 2009

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

#### **Councils Own Permission Under Regulation 3 Granted**

Address:

**56 - 58 Leather Lane  
London  
EC1N 7TP**

Proposal:

Change of use from retail (Class A1) to an adult learning centre (Class D1) for a temporary period of 9 months.

Drawing Nos: Site location plan; Existing plan; Proposed plan.

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

Condition(s) and Reason(s):

- 1 The use hereby permitted is for a temporary period only and shall cease on or before 21st September 2010, at which time the premises shall revert to their former lawful use which is retail use (Class A1).



Reason: In order that the long term use of the site may be properly considered in accordance with policy R7 (Protection of shopping frontages) of the London Borough of Camden Replacement Unitary Development Plan 2006.

- 2 No music shall be played on the premises in such a way as to be audible within any adjoining premises or on the adjoining highway.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policy SD6 (Amenity of occupiers and residents) of the London Borough of Camden Replacement Unitary Development Plan 2006.

- 3 The use hereby permitted shall not be carried out outside the following times 10am to 5pm Monday to Friday and 11pm to 5pm on Saturday. It shall not be carried out at any time on Sundays or Bank Holidays.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies SD6 (Amenity of occupiers and residents) of the London Borough of Camden Replacement Unitary Development Plan 2006.

- 4 Notwithstanding the provisions of Class D1 of the Schedule of the Town and Country Planning (Use Classes) Order, 1987, or any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order, the premises shall only be used as an Adult Learning Centre and for no other use within Class D1 of the above schedule.

Reason: To ensure that the future occupation of the building does not adversely affect the adjoining premises and the immediate area by reason of noise and disturbance in accordance with policy SD6 of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informative(s):

- 1 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 of occupiers and residents), R7 (Protection of shopping frontages), C1 (New community uses) and T9 (Impact of Parking). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.

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