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W10 5BN

Your Ref: 04.010.00/07.01/RD/MA

Application Ref: **2007/4497/P**

Please ask for: **Tom Webster**

Telephone: 020 7974 **2717**

02 November 2007

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

Approval of Details Part Granted/Refused

Address:

28-30 Theobalds Road

London

WC1X 8NX

Proposal:

Details of accessibility (condition 8) and front elevation railings (condition 9) of planning permission 2006/0296/P granted subject to S106 11/05/06 (for change of use from office (B1) to restaurant (A3) use at part lower ground and ground floor levels, and 14x residential units (C3) at upper floors and basement; erection of a 6-storey rear extension).

The Council has considered your application and decided the following:

a) to GRANT APPROVAL for:

Details of front elevation railings (condition 9)

Drawing Nos: 04.010.00(P)007.2 E; Design Statement; Access Statement.



b) to REFUSE :

Details of accessibility (condition 8)

Reasons for Refusal

- 1 Insufficient information has been provided to ascertain whether the residential layout of the development would be accessible to all, contrary to policies SD1c 'Access for all' and H7 'Lifetime Homes and Wheelchair Housing' of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informative(s):

- 1 You are reminded that conditions 8 (Accessibility) and 13 (Rear Windows) of planning permission granted on 11/05/2006 (Ref: 2006/0296) are outstanding and require details to be submitted.

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