

F.A.O Ms E Quigley
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Your Ref:

5 December 2006

Our Ref: Y7522A3 NIF L0812RC

Dear Sirs

**Town and Country Planning Act 1990
Planning (Listed Building and Conservation Areas) Act 1990
London School of Hygiene and Tropical Medicine, Keppel Street, London, WC1
Alteration to Fourth and Fifth Floors Scheme - Planning Permission (Ref 2006/1865/P) and
Listed Building Consent (Ref 2006/1869/L)**

We write on behalf of our client, the London School of Hygiene and Tropical Medicine (LSHTM), to submit an application for planning permission and listed building consent to alter the above scheme which was granted planning permission (Ref 2006/1865/P) and listed building consent (Ref 2006/1869/L), on 5 July 2006.

As you are aware, LSHTM is located on Keppel Street and extends north along both Gower Street and Malet Street, as outlined in the enclosed plan (Ref: NAI FP 01). The building is Grade II listed and lies within Bloomsbury Conservation Area. The permitted scheme relates to an area located on the fourth and fifth floors of the middle section of the building fronting the north courtyard development. This area comprises a modern addition to the listed building which was constructed as an extension to the fourth floor.

Please find enclosed the following information:

Application for Planning Permission

- 5 copies of completed application form
- Certificate A
- 5 copies of existing and proposed drawings including Drawing Ref 2462-016D, 2462-023A, 2462-033C, 2462-190C, 2462-189B)
- 5 copies of OS Plan (Ref: NAI FP1)
- 5 copies of photographs
- Cheque for the application in the amount of £135

Ms E Quigley
5 December 2006

Application for Listed Building Consent

- 5 copies of completed application form
- Certificate A
- 5 copies of existing and proposed drawings including Drawing Ref 2462-016D, 2462-023A, 2462-033C, 2462-190C, 2462-189B, 2462-101A, 2462 101B)
- 5 copies of OS Plan (Ref: NAI FP1)
- 5 copies of photographs

Planning permission and listed building consent was granted for the extension and refurbishment of part of the 4th and 5th floor levels, involving the replacement of the existing roof plant, together with the erection of three wind turbines and photo-voltaic arrays on the roof and other associated works. However, it is now proposed to alter the scheme to provide a minor stairwell enclosure to the 5th floor. This will result in a minute increase in development volume from 2573 m3 to 2584.25 m3 providing an overall increase in volume by 11.25 m3. The materials to be used will match those approved for the plant enclosure.

The stairwell is required to provide users with a safe means of accessing the roof which is now an operational requirement of the users within the School. This is a consideration under Construction Design Management (CDM) Regulations, which requires designs to incorporate sensible design measures which are suitable for operational purposes.

The stair enclosure will form part of a new addition to the listed building, there will therefore not be any adverse impact on the special architectural or historic interest of the listed building. The stair core will also not be seen from the surrounding area and will have no impact on the character or nature of the Bloomsbury Conservation Area. This is illustrated within the enclosed sightline drawing.

Pre-application discussions have taken place with Elaine Quigley who considers that the scheme is a minor alteration and can be supported.

For all these reasons, it is our view that the proposal should be treated favourably and granted planning and listed building consent expediently.

We trust the information provided is satisfactory for the consideration of the application, however, if you require any additional information please contact me.

Yours faithfully



Nicola Forster
Associate Director

Enclosures – As above