

LONDON BOROUGH OF CAMDEN

REPORT FOR DECISION UNDER DELEGATED POWERS

Officer:- <u>John Davies</u>	Application Number(s):- <u>PS9804961</u>
Application Address <u>117-119 Shaftesbury Avenue</u> <u>WC2.</u>	Drawing Numbers <u>29.3 / 001, 002 & 004</u>
Signature - Area Team:- <u>JD</u>	Signature Authorising Officer: <u>[Signature]</u>

SITE DESCRIPTION:- Basement, ground + 1-4 storey terraced building on north side of Shaftesbury Avenue close to Cambridge Circus junction within Bloomsbury C.A.	
PROPOSAL:- The continued use of the first, second, third and fourth floors as offices within Class B1 of the Town & Country Planning (Use Classes order) 1987 (as amended).	
RELEVANT HISTORY:- None relevant	
RELEVANT POLICIES:- Borough Plan - UDP - EC7 - location appropriate for business development. Others -	
CONSULTATIONS:- Adjoining Occupiers Number Notified No. of Responses No. of Objections	
CAAC/Local Groups Comments:- <u>BCAAC - no comments.</u>	Summary of Consultation Response:-

ASSESSMENT:-

This application has been submitted to regularise the use of the upper floors. There is no evidence that these floors have been used for residential purposes + Officers understanding of their use rights is that they are lawfully offices. It is recommended that planning permission be granted.

RECOMMENDATION:-

~~Refuse for the following reasons:-~~

Approve subject to the following conditions:-

~~Conditions/Reasons for Refusal:-~~

Grant Planning Permission (FP)

Reasons for Conditions:-

Informatives:-