



**Development Control
Planning Services**
London Borough of Camden
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James Wallace
MMM Architects
The Banking Hall
26 Maida Vale
London
W9 1RS

Application Ref: **2006/1647/L**
Please ask for: **Victoria Lewis**
Telephone: 020 7974 3500

17 August 2006

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:
25 Arlington Road
London
NW1 7ER

Proposal:

Internal and external extensions and alterations including excavation of rear lower ground courtyard area with new bridge over for garden access, works to rear elevation and erection of new garden shed.

Drawing Nos: P01Rev A, P02a RevA, P02b, P02c, P03 RevC, P04 RevC, P05 RevC, P07, P-10, P-11, Materials Schedule RevA, Door Schedule RevA, Structural Report, Photographic Survey

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

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 internal and external work and finishes and works of making good to the retained fabric, shall match the existing adjacent work with regard to the methods used and to material, colour, texture and profile, unless shown otherwise on the drawings or other documentation hereby approved or required by any condition(s) attached to this consent.

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 Notwithstanding the details and annotation shown on drawing P03C, 04C and 05C, no consent is granted for over cladding the existing rear addition in black rubber. Details of materials and finishes for this element shall be submitted to and approved by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

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.

- 4 The works hereby approved are only those specifically indicated on the drawing(s) 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.

- 5 Details of the following shall be submitted to and approved in writing by the Local Planning Authority prior to the relevant part of the works commencing:-
 - a) Any works to upgrade the fire resistance of existing internal timber doors and frames.
 - b) Proposed chimneypiece to be installed in room RM G-03

The development must be carried out in accordance with the details thereby approved, unless otherwise agreed in writing by the Local Planning Authority.

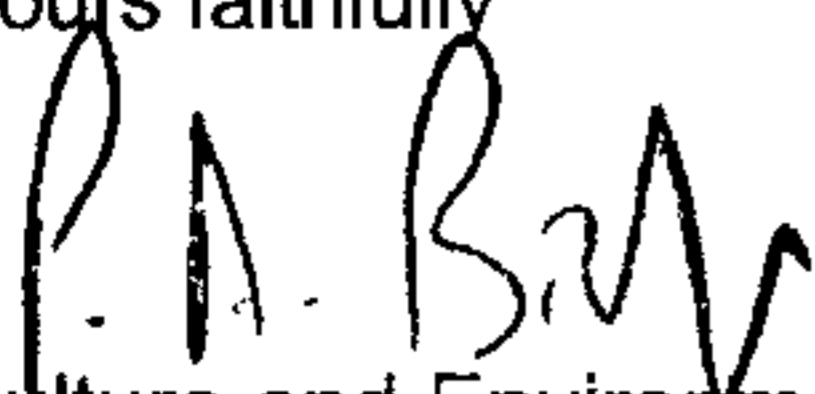
Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy B6 of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informative(s):

- 1 In relation to condition 3, you are advised that a traditional building material is likely to be appropriate.

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Yours faithfully

A handwritten signature in black ink, appearing to read 'P. A. B. M.', written over the printed name.

Culture and Environment Directorate

(Duly authorised by the Council to sign this document)