

MC/P



Department of the Environment  
Caxton House Tothill Street London SW1 H 9LZ

TOWN CLERK'S DEPT.

CAMDEN  
14 JUN 1973

Telephone 01-334 8540 Ext 461

Report to 21-7-73 M14/17X/A/14696 won

SK

Messrs Simpson Silvertown & Co  
Solicitors  
Garage Building  
11E/122 Holborn  
LONDON EC1N 2NB

Your reference  
M/4970/RS  
Our reference  
T/APP/14.08/A/72/A 719/DS  
Date  
13 JUN 1973

Gentlemen

TOWN AND COUNTRY PLANNING ACT 1971, SECTION 36 AND SCHEDULE 9

1. I refer to your appeal, which I have been appointed to determine, against the decision of the London Borough of Camden Council to refuse planning permission for change of use from shop to solicitor's practice at Unit 9, Brunswick Centre, London WC1. I have considered the written representations made by you and by the council. I inspected the site on Wednesday 25 April 1973. (Marchmont St)
2. In the light of my inspection of the site and surroundings and the representations made it appears to me that the principal matter for consideration is whether the use of this site as a solicitor's office will harmonise with the purposes for which this pedestrian precinct has been designed.
3. This is essentially a modern shopping area associated with the new residential apartment blocks which surround it. The appeal site contains two shop windows and there are arrangements for servicing by means of a service road approached from the rear of the premises. The site is a relatively prominent one, close to the main Brunswick Square entrance and is flanked by other shop premises on either side.
4. It would I think be agreed that the colourful and lively appearance of this new shopping centre would be adversely affected if any significant number of the shop units were to be converted to office uses of the kind proposed. You have contended that any such effect would be mitigated by careful treatment of the frontage windows, so that no office furniture would be visible from the outside; that the accessibility of legal advice would enhance the amenities of the Centre and that a single professional office on this site would not materially affect the main purpose or appearance of the shopping precinct. In my view two front windows furnished with blinds or curtains would noticeably detract from the attractions of the precinct as a shopping centre and, while the importance of legal services to the public are not disputed, there does not appear any need or especial advantage in making them available in this particular location, designed, as it is, to serve other purposes. I have considered all the points advanced in favour of your proposals but do not find them strong enough to outweigh the objections.
5. For the above reasons, and in exercise of the powers transferred to me, I hereby dismiss this appeal.

I am Gentlemen  
Your obedient Servant

J M Kisch  
J M KISCH CMG MA  
Inspector

PLANNING AND CONSERVATION DEPARTMENT  
19 JUN 1973

VOL \_\_\_\_\_  
ACK \_\_\_\_\_  
REFERRED TO \_\_\_\_\_