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Date **E4 OCT 1984**

Your reference

RH/JS/712/2

Our reference

L11/11X/A/37362, HB3393, 8400010,
847003, 8400194 and 8470033

Telephone inquiries to:

Mr Pugh

Ext. 2872

Dear Sir

Town & Country Planning Act 1971 (as amended)

1/10 Cambridge Terrace, 55/83 Albany Street and 1/5 Chester Gate, London NW1
(submission of details)

I refer to your undated letter received on 19th December 1983, and letters dated 22nd December 1983 and 18th January 1984 submitting details pursuant to the conditions of the Planning Permissions and Listed Building Consents for the following :

(34469 (R3))

- a) The conversion, alteration and extension to the rear of 1 and 2 Chester Gate to form offices.
- b) The conversion and alteration of 3 and 4 Chester Gate to form one dwelling house, two maisonettes; one flat and two bedsitting room units.
- c) The conversion, alteration and extension of 55/81 Albany Street to form one dwelling house, twelve maisonettes, twenty one flats and six bedsitting room units, two shop units and basement car parking.
- d) Conversion, alteration and extension (by the erection of a mansard) of 1/5 Cambridge Terrace to form eleven residential units and the formation of part of an underground car park in the basement of 4 and 5.
- e) The conversion, alteration and extension, (by the erection of a mansard) of 6 Cambridge Terrace to form offices and the formation of part of an underground car park in the basement.
- f) The construction of a new office building at 7/10 Cambridge Terrace incorporating a mansard storey and basement car park.
- g) Redevelopment of Cambridge Terrace Mews by the erection of seven 3-storey houses.

(34468 (R1))

The construction of a facsimile building at 83 Albany Street and 5 Chester Gate, London NW1.

(H82940 (R3))

Works of renovation, alteration and extension to 1 and 2 Chester Gate.

All correspondence to be addressed
to the Director of Planning and
Communications.

(HB2941 (R3))

The conversion and alteration of 3 and 4 Chester Gate to form one dwelling house, two maisonettes, one flat and two bedsitting room units.

HB2942 (R3))

Works of alteration, extension, renovation and conversion to 55/81 Albany Street for use for basement car parking, two shop units and one dwelling house, twelve maisonettes, twenty one flats and six bedsitting room flats.

(HB 2943 (R3))

Works of alteration, renovation and conversion and extension by the erection of a mansard associated with the provision of basement car parking and conversion to provide eleven residential units.

(HB 2939)

Demolition of Nos 83 Albany Street and 5 Chester Gate.

I have to inform you that this Council in consultation with the Greater London Council hereby approve the details of the new mansard roof (1/10 Cambridge Terrace) brickwork, windows, doors, cornices, staircases and landscaping submitted in your undated letter received 19th December 1983, and letters dated 22nd December 1983 and 18th January 1984 (Registered Numbers 37362, HB3393, 8400010, 8470003, 8400194 and 8470033) as shown on your Drg. Nos. 712/WD/002-008, WD/010-011, WD/015, WD/018, WD/020, WD/035-042, WD/050-055, 712/WD/100-110, WD/120-153, 712/WD/201-207, WD/211-219, WD/221-228, WD/234-238, WD/242-244, WD/247-258, WD/259a, WD/260a, WD/261, WD/308, WD/410a-412a, WD/414a, WD/418, WD/419a, WD/420, WD/421, WD/422a-424a, WD/425-430, WD/501-508, 712/CP001-048, 712/MP001-028, 712/SK546-549, SK516, SK491, SK435-436, SK459-460, 1107/C200C-203C, C204a, C205b-206b, C207a-210a, C211b, C212a-213a, C214, C220a-224a, C225-228, C230a-231a, C235a-238a, C240b, C250-252, Schedules numbered 1-12 and letter dated 24th January 1983 describing new and repaired brickwork.

You are informed that the following are reserved for further considerations :

1. The design of the windows to the mansard roof storey on Nos. 1/10 Cambridge Terrace as shown principally on Drg. No. WD007, 008, 010, 018, SK435 and SK436.
2. The design of doors and windows to the basement areas in Cambridge Terrace and Albany Street to be used for car parking as shown principally on Drg. Nos. WD042, 100, 211 and 253.
3. The design of steelwork necessary to provide extra support for the staircase in No. 1 Chester Gate as shown on Drg. Nos. WD152 and 153.
4. The repair and reinstatement of plaster cornices in Albany Street and Chester Gate as shown principally on Drg. Nos. CP017, 018, 023, 033, 034, 037, 042, 043 and 083.
5. The provision of roof level balcony railings on Nos. 1, 5 and 6 Cambridge Terrace and shown on Drg. Nos. MP003 and 005.
6. The design of exterior lighting to the rear of Nos. 3/7 Cambridge Terrace as shown on Drg. No. MP005.
7. Landscaping of the areas between Cambridge Terrace, Cambridge Terrace Mews and Albany Street as shown principally on Drg. Nos. WD501, and CP001.
8. The construction of the new lift shaft behind Nos. 1 and 2 Chester Gate as shown in new brickwork on Drg. WD149.

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9. The possibility of providing a lift in No. 6 Cambridge Terrace as shown on Drg. Nos. WD003-006.
10. The exterior cornice profile for the new "link" building as shown on Drg. No. SK491.
11. The detailing of doors shown for No. 1 Cambridge Terrace, lower ground floor rear, (Drg. No. WD108), and No. 3 Cambridge Terrace, ground floor lift entrance.
12. The interior detailing of mouldings and joinery in 5 Chester Gate, as shown principally on Drg. No. CP017 and 018, until the existing detailing has been recorded for comparison.
13. The exterior detailing of the Mews houses as shown on Drg. Nos. CP020, MP009 and WD30.

Informatives :

1. That the applicants are reminded that the drawings submitted do not satisfy in full the requirements of conditions attached to Listed Building Consents HB2940 (R3), HB2941 (R3), HB2942 (R3), HB2943 (R3), HB2939, and Planning Permissions 34468 (R3) and 34469 (R3).
2. Regarding the sample panels of brickwork erected on site, the Council considers the neat flush joint to be the appropriate style of pointing.
3. Wherever possible, the Council wishes to see original external joinery repaired and retained. In particular windows and doors on the front elevation of Cambridge Terrace and 1 and 2 Chester Gate appear to be in sound condition.
4. Wherever possible, the Council wishes to see redundant fire-places and grates retained in position even where the opening is to be boarded over.

Yours faithfully



Director of Planning and Communications