

THE LONDON BOROUGH OF CAMDEN
TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

ENFORCEMENT NOTICE

OF 49 Endell Street
London
WC2H 9AJ

1. **THIS IS A FORMAL NOTICE** which is issued by the Council because it appears to them that there has been a breach of planning control, under Section 171 A (1) (a) of the above Act, at the land described below. They consider that it is expedient to issue this notice, having regard to the provisions of the development plan and to other material planning considerations. The Explanatory Note at the end of the Notice and the enclosures to which it refers contain important additional information.

2. **THE LAND AFFECTED**

Land at: 49 Endell Street, London, WC2H 9AJ

as shown, for the purposes of identification only, outlined in black on the attached plan.

3. **THE BREACH OF PLANNING CONTROL ALLEGED**

Without Planning Permission: The unauthorised change of use of the basement and ground floors from retail (Class A1) to ancillary restaurant use (Class A3)

4. **REASONS FOR ISSUING THIS NOTICE:**

- a) It appears to the Council that the above breach of planning control has occurred within the last **10 years**.
- b) The proposed loss of Class A1 retail floor space and replacement with an enlarged Class A3 restaurant, would result in an over-concentration of food, drink and entertainment uses and would be harmful to the special retail character, function, vitality and viability of the Covent Garden Area and the residential amenities of neighbouring occupiers, contrary to policies CS5 (Managing the

impact of growth and development) and CS7 (Promoting Camden's centres and shops) of the London Borough of Camden Local Development Framework Core Strategy; and policies DP10 (Helping and promoting small and independent shops), DP12 (Supporting strong centres and managing the impact of food, drink, entertainment and other town centre uses) and DP26 (Managing the impact of development on occupiers and neighbours) of the London Borough of Camden Local Development Framework Development Policies.

The Council do not consider that planning permission should be given because planning conditions could not overcome these problems.

5. WHAT YOU ARE REQUIRED TO DO

The notice shall require that within a period of 1 calendar month of the notice taking effect the unauthorized use ceases and all fixtures, fittings and equipment associated with the restaurant use at number 47 Endell Street be permanently removed.

Compliance due date: 17 November 2012

6. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on **17 October 2012** unless an appeal is made against it beforehand.

DATED: 5 September 2012

Signed.....

Head of Legal Services, on behalf of the London Borough of Camden, Town Hall, Judd Street, London WC1H 9LP.