



## ENGLISH HERITAGE

LONDON OFFICE

Mrs Antonia Powell  
London Borough of Camden  
Development Control Planning Services  
Town Hall  
Argyle Street  
London  
WC1H 8ND

Our ref: W: L00433185

26 September 2014

Dear Mrs Powell

**Notifications under Circular 01/2001, Circular 08/2009 &  
T&CP (Development Management Procedure) Order 2010  
Application for Listed Building Consent**

**41 CHESTER TERRACE LONDON NW1 4ND  
Application No 2014/4921/L**

Thank you for your letter of 3 September 2014 notifying English Heritage of the scheme relating to the above site.

These proposals are for the temporary removal of railings to the east elevation of Grade I listed 41 Chester Terrace to facilitate construction works. Some of the railings and associated coping stone to be removed appear to original and we consider that their temporary removal would cause some harm to the significance of the listed building. In accordance with paragraph 134 of the National Planning Policy Framework, this harm should be offset by sufficient public benefits. The application seeks to replace some later railings, that are not in keeping with the architecture of the building, with historically-appropriate railings. This is welcomed and we suggest that this could be used as the public benefit to offset the harm caused. However, the submission makes no reference to local or national planning policy guidance and this should be addressed in the documentation.

Additionally, no methodology has been provided to demonstrate how the railings would be dismantled and reassembled. We would discourage any type of cutting to the stanchions and measures should be put in place to ensure the safety and stability of the gate piers during the work. Furthermore, the railings should be re-set in lead and not resin as proposed. We are content for the methodology to be covered by condition if your Council is minded to grant consent.

**Recommendation**



1 WATERHOUSE SQUARE 138-142 HOLBORN LONDON EC1N 2ST

Telephone 020 7973 3000 Facsimile 020 7973 3001  
[www.english-heritage.org.uk](http://www.english-heritage.org.uk)

English Heritage is subject to the Freedom of Information Act, 2000 (FOIA) and Environmental Information Regulations 2004 (EIR). All information held by the organisation will be accessible in response to an information request, unless one of the exemptions in the FOIA or EIR applies.



## ENGLISH HERITAGE

LONDON OFFICE

**This application should be determined in accordance with national and local policy guidance and on the basis of your specialist conservation advice.**

We have therefore drafted the necessary letter of authorisation (draft attached) for your Council to determine the application as you see fit and referred the case to National Planning Casework Unit. Subject to the Secretary of State not directing reference of the application to him, they will return the letter of authorisation to you. If your authority is minded to grant listed building consent, you will then be able to issue a formal decision. Please send us a copy of your Council's decision notice in due course.

Please note that this response relates to historic building matters only. If there are any archaeological implications to the proposals it is recommended that you contact the Greater London Archaeological Advisory Service for further advice (Tel: 020 7973 3712).

Yours sincerely

**Alasdair Young**

Assistant Inspector of Historic Buildings and Areas

Enc: Draft letter of authorisation



1 WATERHOUSE SQUARE 138-142 HOLBORN LONDON EC1N 2ST

Telephone 020 7973 3000 Facsimile 020 7973 3001  
[www.english-heritage.org.uk](http://www.english-heritage.org.uk)

English Heritage is subject to the Freedom of Information Act 2000 (FOIA) and Environmental Information Regulations 2004 (EIR). All information held by the organisation will be accessible in response to an information request, unless one of the exemptions in the FOIA or EIR applies.



ENGLISH HERITAGE

LONDON OFFICE

Mrs Antonia Powell  
London Borough of Camden  
Development Control Planning Services  
Town Hall  
Argyle Street  
London  
WC1H 8ND

Our ref: L00433185

26 September 2014

Dear Mrs Powell

**Notifications under Circular 01/2001, Circular 08/2009 &  
T&CP (Development Management Procedure) Order 2010**

**Authorisation to Determine an Application for Listed Building Consent as Seen  
Fit**

**41 CHESTER TERRACE LONDON NW1 4ND  
Application No 2014/4921/L**

*Applicant:* MMM Architects Ltd  
*Grade of building(s):* I  
*Proposed works:* Temporary removal of railings to east elevation during the course of construction works (to be reinstated once work is complete).  
*Drawing numbers:* Drawings as approved by the local authority  
*Date of application:* 13 August 2014  
*Date of referral by Council:* 3 September 2014  
*Date received by English Heritage:* 4 September 2014  
*Date referred to CLG:* 26 September 2014

You are hereby authorised to determine the application for listed building consent referred to above as you think fit. In so doing English Heritage would stress that it is not expressing any views on the merits of the proposals which are the subject of the application.



1 WATERHOUSE SQUARE 138-142 HOLBORN LONDON EC1N 2ST

Telephone 020 7973 3000 Facsimile 020 7973 3001  
[www.english-heritage.org.uk](http://www.english-heritage.org.uk)

*English Heritage is subject to the Freedom of Information Act. All information held by the organisation will be accessible in response to a Freedom of Information request, unless one of the exemptions in the Act applies.*



ENGLISH HERITAGE

LONDON OFFICE

Yours sincerely

[Redacted signature]

**Alasdair Young**

Assistant Inspector of Historic Buildings and Areas

NB: This authorisation is not valid unless it has been appropriately endorsed by the Secretary of State.

DRAFT



1 WATERHOUSE SQUARE 138-142 HOLBORN LONDON EC1N 2ST

Telephone 020 7973 3000 Facsimile 020 7973 3001  
[www.english-heritage.org.uk](http://www.english-heritage.org.uk)

*English Heritage is subject to the Freedom of Information Act. All information held by the organisation will be accessible in response to a Freedom of Information request, unless one of the exemptions in the Act applies.*