

Mr Edward McCann
Edward McCann Architecture &
Design
Flat 9
The Colonnades
105 Wilton Way
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E8 1BH

Application Ref: **2014/5513/L**
Please ask for: **Victoria Pound**
Telephone: 020 7974 **2659**

14 October 2014

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
Flat 2
6 Doughty Street
London
WC1N 2PL

Proposal:
Installation of two rooflights and alteration to existing rooflight, replacement of rear doors and windows with double glazing, alteration to existing corridor extension and installation of new window, plus internal alterations, all to rear extension at ground floor level.

Drawing Nos: Site location plan; DOUGHTY_ L01 C; L02 A; L03 C; L04 C; L05 A; L06; L07; heritage statement.

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 work and work of making good shall be carried out to match the original work as closely as possible in materials and detailed execution.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

- 3 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 CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

Informative(s):

- 1 Reasons for granting listed building consent:

The proposed works affect only the building's later rear extension. The proposed new and replacement rooflights are considered to be in scale with the roof, and appropriately detailed. The proposed slim line double glazing is proposed only to the rear, non-original windows and French doors, and will be fitted into the existing frames; its position away from the building's main rear elevation will ensure that its impact upon the building's character and appearance is very limited. The proposed alteration to the side of the rear extension is small in scale and will be undertaken in matching materials, ensuring that the appearance and character of the host building is not unduly affected. The proposed alterations will not involve the loss of or alteration to significant or historic fabric. The proposal is considered therefore to preserve the building's special architectural and historic interest.

The site's planning history was taken into account when coming to this decision. No representations were received as a result of consultation.

Special regard has been attached to the desirability of preserving the listed building and its features of special architectural or historic interest, under s.66 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposal is in general accordance with policy CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policy DP25 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policy 7.8 of

the London Plan 2011, and paragraphs 14, 17 and 126-141 of the National Planning Policy Framework.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'Ed Watson', with a stylized flourish at the end.

Ed Watson
Director of Culture & Environment