

Mr Jonathan Mole
IBLA
11 Wells Mews
London
W1T 3HD

Application Ref: **2014/1981/P**
Please ask for: **Neil Quinn**
Telephone: 020 7974 **1908**

29 July 2014

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Variation or Removal of Condition(s) Granted Subject to a Section 106 Legal Agreement

Address:
96 Leather Lane
London
EC1N 7TX

Proposal:

Variation of condition 3 (amend the positions of the retail unit entrance doors and change of cladding of rear facade of roof extension to single ply grey membrane) of planning permission granted 14/03/2013 (ref. 2012/4987/P), for the change of use of part of basement area of shop at basement / ground floor area (Class A1) and 3x2-bed upper floor self-contained flats (Class C3) to 6 self-contained residential units (2 x 1, 3 x 2 & 1 x3 beds) including erection of a rear extension at first, second and third floor level and roof extension with external terraces at newly created fourth floor level, alterations to shopfront and other associated alterations.

Drawing Nos: Superseded plans: 753 P208; 753 P209; 753 P210; 753 P211; 753 P212; 753 P213; 753 P214; 753 P215

Proposed plans: 753 P208 Rev B; 753 P209 Rev B; 753 P210 Rev B; 753 P211 Rev A; 753 P212 Rev A; 753 P213 Rev B; 753 P214 Rev B; 753 P215 Rev B

The Council has considered your application and decided to grant permission subject to the following condition(s):



Condition(s) and Reason(s):

- 1 For the purposes of this decision, condition 3 of planning permission 2012/4987/P, granted on 14/03/2013, is replaced with the following:

The development hereby permitted shall be carried out in accordance with the following approved plans: 753 P01; 753 P201; 753P202; 753 P203; 753 P204; 753 P205; 753 P206; 753 P207; 753 P208 Rev B; 753 P209 Rev B; 753 P210 Rev B; 753 P211 Rev A; 753 P212 Rev A; 753 P213 Rev B; 753 P214 Rev B; 753 P215 Rev B; Planning, Design and Access Statement Rev E dated July 2012 prepared by ibla; Daylight and Sunlight Report dated 15th October 2012 prepared by Right of Light Consulting Chartered Surveyors.

Reason: For the avoidance of doubt and in the interest of proper planning.

Informative(s):

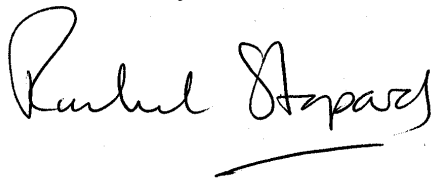
- 1 This approval under Section 73 of the 1990 Act effectively varying the relevant condition of the previous planning permission is subject otherwise to the same terms, drawings, conditions (and obligations where applicable) as attached to the previous planning permission. This includes condition 1 providing for a 3 year time period for implementation which for the avoidance of doubt commences with the date of the original decision (and not this variation).

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 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



Rachel Stopard
Director of Culture & Environment