

Mr Mark Pender
PPM Planning Limited
185 Casewick Road
West Norwood
London
SE27 0TA

Application Ref: **2014/7646/P**
Please ask for: **Tania Skelli-Yaoz**
Telephone: 020 7974 **6829**

14 January 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Grant of Non Material Amendments to planning permission

Address:
84 Cleveland Street
London
W1T 6NG

Proposal: Amendments to planning permission ref. 2014/6338/P granted on 24/11/14 for the external alterations to the ground floor facade and replacement of the existing fourth floor extension, namely to replace the double doors with single doors on the ground floor of the Cleveland Street elevation.

Drawing Nos: Superseded plans: [Prefix: 6133/]17/B, 18/A, 19/A, 25.
Submitted plans: [Prefix: 6133/]17/D, 18/A, 19/A, 25.

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

- 1 For the purposes of this decision, condition no. 3 of planning permission 2014/6338/P shall be replaced with the following condition:

REPLACEMENT CONDITION 3:

The development hereby permitted shall be carried out in accordance with the following approved plans- [Prefix: 6133/]17/D, 18/A, 19/A, 25.

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



The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

Informative(s):

1 Reasons for granting permission:

The proposed amendment, namely the replacement of the existing double doors with a single door with side light on the ground floor of the Cleveland Street elevation is considered to be of an appropriate unobtrusive design in relation to the existing frontage and of a minor nature that would not significantly alter the appearance of the building. Due to its minor nature, the proposed amendment would not significantly harm the amenity of any adjoining residential occupiers in terms of loss of light, outlook, enclosure or privacy.

The full impact of the proposed development has already been assessed by virtue of the previous approval granted on 24th November 2014 under planning permission reference 2014/6338/P. Whilst the loss of the original double door is regrettable due to its traditional appearance which is in keeping with the development such an amendment is not considered harmful to the character or appearance of the host building, street scene or the Fitzroy Square Conservation Area because the replacement door is timber made and residential in appearance.

2 You are advised that this decision relates only to the replacement double front doors located on the ground floor of the Cleveland Street elevation and shall only be read in the context of the substantive permission granted on 24th November 2014 under reference number 2014/6338/P and is bound by all the conditions [1 and 2] attached to that permission.

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.

Yours faithfully



Ed Watson
Director of Culture & Environment

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