

Ms Laura Townsend
Derwent Central Cross Ltd
25 Savile Row
London
W1S 2ER

Application Ref: **2014/7548/P**
Please ask for: **Olivier Nelson**
Telephone: 020 7974 **5142**

30 January 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Granted

Address:
1 Stephen Street
London
W1T 1AL

Proposal: Installation of satellite dish at roof level.

Drawing Nos: Cover letter dated 04/12/2014, 1879.SP.00 Rev C1, 1879.SP.12, 1879.GE.005 Rev C1, 1879.GE.010, Ver 002, Ver 003, 1879.4F side elevation.

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

Condition(s) and Reason(s):

- 1 The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

- 2 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise



specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP24 of the London Borough of Camden Local Development Framework Development Policies.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans: Cover letter dated 04/12/2014, 1879.SP.00 Rev C1, 1879.SP.12, 1879.GE.005 Rev C1, 1879.GE.010, Ver 002, Ver 003, 1879.4F side elevation.

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

Informative(s):

- 1 The proposed satellite dish is considered to be secondary in scale to the host building and would not be readily visible from the public realm. Due to its size and location, it would not harm the amenity of any adjoining residential occupiers in terms of loss of light, outlook, enclosure or privacy.

Whilst the development will have some impact in terms of visual appearance, there are a number of satellite dishes at this level. The roof top area would only be visible from high locations and none of the satellite dishes would be visible from street level due to the height of the building. It is not considered harmful to the character or appearance of the host building or the street scene due to its location in Central London where this type of development is particularly common at roof level.

One objection has been received and duly taken into account prior to making this decision. The sites planning history and any relevant appeal decisions were taken into account when coming to this decision.

As such, the proposed development is in general accordance with policy CS5 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP24 and DP26 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policies 7.1 and 7.6 of the London Plan 2011; and paragraphs 42-44 and 56-66 of the National Planning Policy Framework.

- 2 Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You are advised to consult the Council's Compliance and Enforcement team [Regulatory Services], Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 4444 or on the website <http://www.camden.gov.uk/ccm/content/contacts/council-contacts/environment/contact-the-environmental-health-team.en> or seek prior

approval under Section 61 of the Act if you anticipate any difficulty in carrying out construction other than within the hours stated above.

- 3 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts which cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Argyle Street WC1H 8EQ, (tel: 020-7974 6941).

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

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

Ed Watson
Director of Culture & Environment