

Mr Sam Causer
Studio Sam Causer
6a Market Place
Margate
Kent
CT9 1EN

Application Ref: **2015/1258/L**
Please ask for: **Hannah Walker**
Telephone: 020 7974 **5786**

11 March 2015

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

**Flat 1
13 Pond Street
London
NW3 2PN**

Proposal:

Internal works and reconfiguration at ground floor level

Drawing Nos: Site location plan; Design, access and heritage statement dated 2/02/2015;
SU_020; SU_001; GA_001 rev A; PH_001 rev A; drawing entitled
Camden_150310_OUT_detail.

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 external and internal works and finishes and works of making good to the retained fabric, shall match the existing adjacent work with regard to the methods used and to material, colour, texture and profile, unless shown otherwise on the drawings or other documentation hereby approved or required by any condition(s) attached to this consent.

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 Reason for granting consent

The proposed works affect fabric that was altered during the reconfiguration of the building during the 1990s, prior to it being listed. As such, no historic fabric will be affected by the works and there will be no detrimental impact upon the surviving plan form or spatial quality of the building. The works will not affect the external appearance of the listed building and its special interest will be preserved.

The site's planning history was taken into account when coming to this decision. As the works are internal to the listed building consultation was not necessary.

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', written in a cursive style.

Ed Watson
Director of Culture & Environment