

Mr. Stuart Faulding
Veretec
25 Christopher Street
London
EC2A 2BS

Application Ref: **2015/1084/P**
Please ask for: **Olivier Nelson**
Telephone: 020 7974 **5142**

30 April 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
73 Charlotte Street
London
W1T 4PW

Proposal:

Discharge of conditions 3c (samples and manufacturer's details of new facing materials including windows, door frames, glazing, Juliette balconies, balustrades, ventilation grilles, infill and spandrel panels) and condition 4 (no light, meter boxes etc) granted under reference 2012/2045/P dated 13/12/12.

Drawing Nos: Cover letter dated 23/02/2015, Veretec Photosheet 1, Veretec Photosheet 2, Veretec Photosheet 3, 21164-09-AR-07-107, 21164-09-AR-07-108, 21164-09-AR-07-109, 21164-09-AR-07-110

Informative(s):

- 1 Reasons for granting permission

The detailed design of the proposed panelling, grilles, railings and balustrades are considered to be acceptable and are of a high quality. The proposed materials are considered to enhance the character and appearance of the Charlotte Street



Conservation Area. The application also seeks to discharge condition 4 which relates to CCTV cameras, door lights and an entry phone system. The proposed security elements of the scheme are considered to be acceptable and would be in line with policy DP24. These additions would preserve and enhance the Charlotte Street Conservation Area.

The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

As such, the proposed development is in general accordance with policies CS13 and CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policies 7.4, 7.6, 7.8 and 7.13 of the London Plan March 2015, consolidated with alterations since 2011; and paragraphs 14, 17, 56-66 and 126-141 of the National Planning Policy Framework.

- 2 You are advised that all conditions relating to planning permission granted on 13/12/2012 reference 2012/2045/P which need details to be submitted, have been approved.

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



Ed Watson
Director of Culture & Environment