

Mr Anthony Henriques  
DLG Architects  
128 Southwark St  
London  
SE1 0SW

Application Ref: **2015/2327/P**  
Please ask for: **Patrick Marfleet**  
Telephone: 020 7974 **1222**

2 November 2015

Dear Sir

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Full Planning Permission Granted**

Address:  
**14 Bedford Square**  
**London**  
**WC1B 3JA**

Proposal:  
Installation of air conditioning condenser unit to the rear at basement level.  
Drawing Nos: 4018 D 16 01, 4018 D 14 01, 4018 D 15 02, 4018 D 12 02, 10344-NIA-01,  
4018 D 02 00, 4018 D 06 00, 4018 D 05 00, 4018 D 04 00, 4018 D 01 00, Design &  
Heritage Statement.

The Council has considered your application and decided to grant permission subject to the following conditions:

#### Conditions and Reasons:

- 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 and DP25 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 4018 D 16 01, 4018 D 14 01, 4018 D 15 02, 4018 D 12 02, 10344-NIA-01, 4018 D 02 00, 4018 D 06 00, 4018 D 05 00, 4018 D 04 00, 4018 D 01 00, Design & Heritage Statement.

Reason:

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

- 4 Prior to use of the installation, details shall be submitted to and approved in writing by the Council, of the external noise level emitted from plant equipment and mitigation measures as stated in report ref; 10344-NIA-01 dated 21st August 2015. The measures shall ensure that the external noise level emitted from plant/machinery equipment will be lower than the lowest existing background noise level by at least 10dBA as assessed according to BS4142:2014 at the nearest and/or most affected noise sensitive premises, with all machinery operating together at maximum capacity. Approved details shall be implemented prior to installation thereafter be permanently retained.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and policies DP26 and DP28 of the London Borough of Camden Local Development Framework Development Policies.

- 5 Prior to use, the proposed plant system and ducting to the rear shall be mounted with proprietary anti-vibration isolators and fan motors shall be vibration isolated from the casing and adequately silenced and maintained as such.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and policies DP26 and DP28 of the London Borough of Camden Local Development Framework Development Policies..

Informatives:

- 1 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).

- 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.

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