
**Design & Access Statement for Planning Permission for Change of Use at
110 Albert Street, London NW1 8LH**

Site/Location

The site is a five storey single-family Grade II listed Georgian mid terraced house. The building forms part of a continuous terrace and it is within the Camden Town Conservation Area. The houses were originally built as single family houses but several have over time been converted into smaller units.

Planning History

Full Planning Permission for Change of Use to combine the 1st, 2nd and 3rd floor Maisonette with the ground floor flat to a single family house 10th January 2005, planning ref. 2004/4767/P. The consent allows these four floors to be combined, through a series of very minor internal alterations, into a single dwelling. The self-contained flat at basement level would be maintained. The consent has not yet been implemented, and the applicant would ideally like to delay implementation beyond 10th January 2010. He therefore seeks to reapply for the consent. The proposed plans are identical to the plans previously approved.

Current application

The proposal will have no impact on the special architectural and historic interest of the listed building. No external alterations are proposed, and the proposed internal changes involve the removal of modern fittings. As was the case in 2005, listed building consent is therefore not required.

We have consulted the duty planner who agreed that policy H3 of Camden's UDP supports combining the upper maisonette and the ground floor flat. There has been no change in planning circumstances since the earlier permission was granted in 2005.

Access

We are using existing access and we are using the existing stairs.