

Mr Robin Flindell  
Purcell  
15 Bermondsey Square  
Tower Bridge Road  
London  
S1 3UN

Application Ref: **2015/3621/L**  
Please ask for: **Carlos Martin**  
Telephone: 020 7974 **2717**

23 December 2015

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Granted**

Address:  
**17 Doughty Street**  
**London**  
**WC1N 2PL**

#### **Proposal:**

Insertion of platform lift in rear light-well to allow disabled access to the basement, replacement of front entrance step with ramp and associated alterations.

Drawing Nos: L(00)001 A; L(00)100 A; L(00)101 A; L(00)102 A; L(00)103 A; L(00)104 A; L(00)105 A; L(00)111 A; L(00)120 A; L(00)200 C; L(00)201 B; L(00)202 B; L(00)203 B; L(00)204 B; L(00)205 B; L(00)211 B; L(00)216; L(00)220 B; A(23)03 A; A(66)01 C; C(31.5)01 B; C(47)02 A; A(73)01 A; & Acoustics Report A935/R01.

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 work and work of making good shall be carried out to match the original work as closely as possible in materials and detailed execution.

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.

- 4 Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

a) Details of the proposed air brick in the front lightwell that may include drawings, a sample and manufacturer's details as appropriate.

b) Plan, elevation and section drawings for new internal French doors at ground floor at a scale of 1:10 with typical glazing bar details at 1:1.

The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

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.

- 5 All cables, call buttons and all associated fixtures and fittings related to the disable access system to the building shall be discretely fastened to the metal railings on the building's frontage by a reversible clip only, and in no way is permission given for any works to the railings by implementation of 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.

- 6 Notwithstanding Drawing C(47)02 and all other approved drawings and support

documents, the design, finish and details of the proposed air condenser enclosure is not approved. The detailed design, sample materials, drawings and manufacturer's details shall be submitted to and approved in writing by the Council as local planning authority, before the work is begun and the work shall be carried out in accordance with such approved proposals. Sample materials shall include but are not limited to all facing materials, the base and stands for the air condenser unit enclosure.

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.

- 7 Notwithstanding the approved drawings and support documents no works to windows on the rear closet wing extension at first floor is authorised by this consent without prior approval of details. Those details shall include a full schedule of works based on a measured survey, a sample of bricks details of face bond, pointing, mortar mix and colour, details of the new windows including drawings at a scale of 1:10 with typical glazing bar details (as appropriate), opening mechanism, materials and finish submitted to and approved in writing by the Council as local planning authority, before the work is begun and the work shall be carried out in accordance with such approved proposals.

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.

- 8 Notwithstanding the approved drawings and support documents no works to any part of the rear party wall is authorised by this consent without prior approval of details. Those details shall include a full schedule of works based on a measured survey, a sample of bricks including face bond, pointing, mortar mix and colour including drawings at a scale of 1:10 (as appropriate) submitted to and approved in writing by the Council as local planning authority, before the work is begun and the work shall be carried out in accordance with such approved proposals.

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.

- 9 The stone plinths flanking the front walk shall be protected against damage from works to break out the existing materials and the construct the new ramp.

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 Reasons for granting listed building consent.

The proposed alterations are subordinate in scale and location to the host building and of an appropriate design by virtue of their size and materials, which would preserve the special interest of the host building.

Whilst the development will have some impact in terms of introducing new elements such as a lift in the building, such works in this location are not considered harmful to the special interest of the listed building, given their limited visibility and minor impact.

No objection has been received. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

Special regard has been attached to the desirability of preserving the listed building and its features of special architectural or historic interest, under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development 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 policies 7.4, 7.6 and 7.8 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 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).

3 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 Noise and Licensing Enforcement Team, 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.

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, cursive script.

Ed Watson  
Director of Culture & Environment