

Mr Richard Young
Gilmore Hankey Kirke Ltd
Heckfield Place
530 Fulham Road
London
SW6 5NR

Application Ref: **2016/3015/L**
Please ask for: **Anna Roe**
Telephone: 020 7974 **1226**

4 August 2016

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
South Square
Gray's Inn Road
London
WC1R 5ET

Proposal:

Installation of electric vehicle charging points on the Gray's Inn Estate, at 12-15 Jockey's Fields, South Square, Gray's Inn Square and adjacent to 1 Verulam Buildings.

Drawing Nos: HK 2209/SK 004 Rev B; HK 2209/SK 005 Rev B; HK 2209/SK 006 Rev A; HK 2209/SK 007 Rev A; HK 2209/SK 008 Rev A; HK 2209/SK 009 Rev A; HK 2209/SK 010 Rev A; HK 2209/SK 011 Rev A; HK 2209/SK 012 Rev A; P 001 Rev A; P 002 Rev A; P 003; P 004 Rev A; P 005 Rev A; P 006 Rev B; P 007 Rev B; P 008 Rev B; P 009 Rev B; Design and Access Statement Rev B.

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 The works hereby approved are only those specifically indicated on the drawings 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.

- 3 Flagstones removed during the installation of the electric vehicle charging points/bollards should be reused and replaced in situ.

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 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.

Informative(s):

- 1 Reasons for granting listed building consent:

The proposed charging points are small in scale and in keeping with the existing black powder coated, cannon traffic bollards. The charging points are considered to be of traditional appearance and reflect the historic setting.

The charging points will be situated adjacent to existing parking bays, on paving to the western and southern sides of the South Square and the northern and southern sides of Gray's Inn Square. They would be located away from the important façade of the Library Building on the eastern side of the South Square and the central greens, and as such they would have minimal impact upon the Gray's Inn Estate and this part of the Bloomsbury Conservation Area.

Paragraph 132 of the National Planning Policy Framework (NPPF) indicates that when considering the impact of a proposed development upon the significance of a designated heritage asset, great weight should be given to the asset's conservation. The more important the asset, the greater the weight should be. Significance can be harmed or lost through alteration or destruction of the heritage

asset or development within its setting. As heritage assets are irreplaceable, any harm or loss should require clear and convincing justification. Less than substantial harm can be justified on the grounds of public benefits that outweigh the harm, taking account of the greater weight to be given to conservation (paragraphs 133 and 134). In this case, the less than substantial harm caused by the provision of the new electric vehicle charging bollards is outweighed by the public benefits including mitigating and adapting to climate change.

Public consultation was undertaken by placement of a press notice and site notice, whereby no responses were received. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

Historic England was consulted, whereby a response was received on the 01/06/2016 authorising the London Borough of Camden to determine this application in accordance with national and local policy guidance and on the basis of its specialist conservation advice.

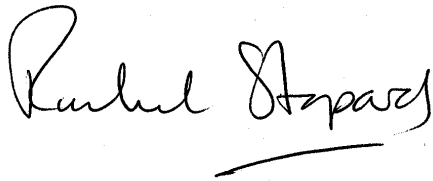
Special regard has been attached to the desirability of preserving the listed building or its setting or any features of special architectural or historic interest which it possesses under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform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

As such, the 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 the London Plan 2016, and 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 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Executive Director Supporting Communities