
Conservation Area Advisory Committee

Advisory Committee	Primrose Hill
Application ref	2016/5656/P
Address	11 Prince Albert Road London NW1 7SR
Planning Officer	Tessa Craig
Comments by	24 Nov 2016
Proposal	Remedial and upgrade works to listed building, including removal and replacement of facade render, re-roofing, repairs to structural walls, and repairs to main timber staircase. Erection of a new side extension similar to that previously approved. External alterations to landscaping and ground levels. Installation of external mechanical plant.
Objection	Yes
Observations	<p>ADVICE from Primrose Hill Conservation Area Advisory Committee 12A Manley Street, London NW1 8LT</p> <p>02 November 2016</p> <p>11 Prince Albert Road NW1 7SR2016/5656/P</p> <p>Given the recent history of this building, including the substantial stripping out of internal material without Listed Building consent, we request that any planning consent be reinforced by a legal agreement which would ensure that the repair work is supervised by an architect or surveyor qualified in historic building conservation on behalf of the Council, the costs being borne in full by the applicant.</p> <p>We seek confirmation that the work reinstates, so far as possible, the fabric destroyed without Listed Building consent.</p> <p>We object to the use of glass balustrade to the roof terrace: it is alien in form and inappropriate, and would be better as a more traditional metal balustrade, subject to further approval.</p>

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We note that in terms of plan and height, the side addition should follow that approved under 2015/4670/P, 2015/4843/L.

Richard Simpson FSA
Chair

Documents attached

No details entered

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