

Mr Anthony Richardson  
ARP Architects  
31 Oval Road  
Camden Town  
London NW1 7EA

Application Ref: **2016/2072/L**  
Please ask for: **Emily Whittredge**  
Telephone: 020 7974 **2362**

8 November 2016

Dear Sir/Madam

## DECISION

Planning (Listed Building and Conservation Areas) Act 1990

### Listed Building Consent Granted

Address:  
**11A Gloucester Crescent**  
**London**  
**NW1 7DS**

#### Proposal:

Construction of raised forecourt with front courtyard and railings, replacement of French doors with sash window at front ground floor level, re-covering and part replacement of front steps with York stone staircase, single storey rear sun room extension, replacement of window with door at rear ground floor level. Rewiring and plumbing, new bathroom at lower ground floor level, new kitchen at upper ground floor level.

Drawing Nos: Design and Access Statement (October 2016), Heritage Statement (October 2016), 3373/07A, 3373/07 Rev. A, 3373/06A Rev. O, 3373/06 Rev. A, 3373/05 Rev. A, 3373/04A Rev. A, 3373/04 Rev. A, 3373/03 Rev. A, 3373/02 Rev. A, 3373/18 Rev. O, 3373/17 Rev. O, 3373/16, 3373/15 Rev. B, 3373/14 Rev. A, 3373/13 Rev. A, 3373/12 Rev. A, 3373/11 Rev. A, 3373/10 Rev. A, 3373/09 Rev. A, 3373/08 Rev. A, 3373/01.

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 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.

- 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) Typical details of new balustrade at a scale of 1:10 with any finials at 1:1, including materials, finish and method of fixing into the plinth;

b) Plan, elevation and section drawings of all new doors and windows at a scale of 1:10 including jambs, head and cill, with typical moulding and architrave details at a scale of 1:5;

c) Details for the conservatory including construction details, typical sections at 1:5; and method of fixing to the building including junction with existing window;

d) Samples and manufacturer's details of new facing materials for the steps, forecourt, conservatory, and brick piers including mortar mix and brick bond;

e) Details of any new service runs, vents and extractors, demonstrating the relationship of new pipework with the structure of the building;

f) Details of underfloor heating including existing and proposed sections at 1:10 and a method statement;

g) Details of any foundations or underpinning required in conjunction with the works.

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.

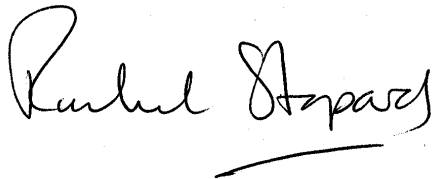
Informative(s):

- 1 You are advised that any works of alterations or upgrading not included on the approved drawings which are required to satisfy Building Regulations or Fire Certification may require a further application for listed building consent.

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