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Application Ref: **2016/6877/L**  
Please ask for: **Robert Lester**  
Telephone: 020 7974 **2188**

17 February 2017

Dear Sir/Madam

## DECISION

Planning (Listed Building and Conservation Areas) Act 1990

### Listed Building Consent Granted

Address:

**St. Katharine's  
The Danish Church in London  
4 St Katharine's Precinct  
London  
NW1 4HH**

Proposal:

External masonry repairs to the west, north and south facades and to the turrets. Structural repairs to the turrets at high level. Installation of new fixed metal platforms and ladders within each turret to provide access within turrets and to roof from gallery level and the addition of access to the clock chamber via roof hatch from south turret roof access door.

Drawing Nos: DCOS01, 043-SP-CWA-01 REV: 00, 1601/212/01A, 1601/212/02A, 1601/212/03, 16-82-SS-02, 16-82-SS-01, 16-82-SECT, 16-82-RECT, 16-82-RECT-E2, 16-82-RECT-E3, 16-82-RECT-ST, 16-82-RECT-NT, 16-82-FP-G, 16-82-FP-1, 16-82-EL-01, 16-82-EL-02, 043-E1-01-01, 043-E1-01-02, 043-E1-02-01, 043-E1-02-02, 043-E1-03-01, 043-E1-03-02, 043-E1-04-01, 043-E1-04-02, 043-E1-05-01, 043-E1-05-02, 043-E1-06-01, 043-E1-06-02, 043-E2-S01-01, 043-E2-S01-02, 043-E2-S02-01, 043-E2-S02-02, 043-E2-S03-01, 043-E2-S03-02, 043-E2-S04-01, 043-E2-S04-02, 043-E2-S05-01, 043-E2-S05-02, 043-E2-S06-01, 043-E2-S06-02, 043-E2-N01-01, 043-E2-N01-02, 043-E2-N02-01, 043-E2-N02-02, 043-E2-N03-01, 043-E2-N03-02, 043-E2-N04-01, 043-E2-N04-02, 043-E2-N05-01, 043-E2-N05-02, 043-E2-N06-01, 043-E2-N06-02, 043-E3-01-01, 043-E3-01-02, 043-E3-02-01, 043-E3-02-02, 043-E3-03-01, 043-E3-03-02, 043-E3-04-01, 043-E3-04-02,



043-E3-05-01, 043-E3-05-02, 043-E3-06-01, 043-E3-06-02, 043-E4-01-01, 043-E4-01-02, 043-E4-02-01, 043-E4-02-02, 043-E4-03-01, 043-E4-03-02, 043-E4-04-01, 043-E4-04-02, 043-E4-05-01, 043-E4-05-02, 043-E4-06-01, 043-E4-06-02, 043-E5-01-01, 043-E5-01-02, 043-E5-02-01, 043-E5-02-02, 043-E5-03-01, 043-E5-03-02, 043-E5-04-01, 043-E5-04-02, 043-E5-05-01, 043-E5-05-02, 043-E5-06-01, 043-E5-06-02, PIN-01, ACC01 Rev. 00, ACC02 Rev. 01, Design & Access Statement, Mortars and Pointing General Requirements, Stonework Repair General Requirements, Masonry Cleaning General Requirements, Scaffolding & Protection, Structural Appraisal, Heritage Statement.

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 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.

- 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 A sample panel of the cleaned stonework and samples of all new surface materials including stone and mortar shall all be provided on site and approved by the local planning authority before the relevant parts of the works are commenced and the works shall be carried out in accordance with the approval given. The approved panel shall be retained on site until the work has been completed.

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. [Delegated]

The site contains the Grade II\* Listed St. Katharine's Danish Church. The site is located in St Katharine's Precinct/Outer Circle within the Regents Park Conservation Area.

The application proposes external masonry repairs to the west, north and south facades and to the turrets, structural repairs to the turrets at high level, the installation of new fixed metal platforms and ladders within each turret to provide access within turrets and to roof from gallery level and the addition of access to the clock chamber via roof hatch from south turret roof access door.

The removal of iron cramps embedded in the masonry, replacement with stainless steel cramps and associated stone indent repairs will restore the appearance of the prominent ashlar work where corrosion has caused unsafe and unsightly spalling, enhancing the character of the heritage asset. The careful removal of detracting, unsightly previous cementitious repairs and new conservative masonry repair in fine ashlar and lime mortar to match existing profiles will restore the crispness of the stone detailing and cohesiveness to the principal elevation of the church. Masonry cleaning and shelter coating will seek to unify the appearance of the principal elevations of the church, enhancing the significance of the heritage asset. The proposed access improvements are generally low intervention and are required to facilitate the essential repairs to ensure the church is safe for visitors and for the long term structural health of the building. The proposed roof access will not be visible from any prominent viewpoints. The impact of visibility of the guardrail from long views will be mitigated through reversibility and sensitive, lightweight design and light colouring to sit comfortably against the stonework from distant views.

Proposals to restore the presently inoperable church clock and north turret bell to working order will serve to enhance the significance of the heritage asset.

Overall, the proposals would preserve and enhance the character and setting of the heritage asset and the repairs will secure the long term health of the Church and interventions to provide safe and permanent access have been designed to be reversible and minimise visual impact. Importantly, the project will see the building removed from Historic England's Heritage At Risk register.

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 works are in general accordance with policy CS14 and of the London Borough of Camden Local Development Framework Core Strategy,

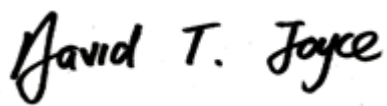
policy DP25 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policy 7.8 of the London Plan March 2016; and the National Planning Policy Framework.

- 2 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 that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce  
Executive Director Supporting Communities