

Mr Paul Wilkinson
Buro Happold
Camden Mill
Lower Bristol Road
Bath
BA2 3DQ

Application Ref: **2016/5962/L**
Please ask for: **Anna Roe**
Telephone: 020 7974 **1226**

16 February 2017

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
British Museum
Great Russell Street
London
WC1B 3DG

Proposal: Replacement of x1 boiler in the north east boiler room and erection of a 22 metre high stainless steel flue on the rear facade of the gallery building in Montague Place.

Drawing Nos: BMBR-BHE-XX-XX-DR-M-0001; BMBR-BHE-XX-XX-DR-M-0002; BMBR-BHE-XX-XX-DR-M-0003; BMBR-BHE-XX-XX-DR-M-0004; BMBR-BHE-XX-XX-DR-M-0008; BMBR-BHE-XX-XX-DR-M-0009.

The Council has considered your application and decided to grant Listed Building Consent subject to the following conditions:

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 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 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.

Informatives:

- 1 Reason for granting listed building consent:

The proposed work consists of the provision of a new full height exhaust flue on the rear (south) elevation of the King Edward Building (KEB) and replacement of x1 boiler in the north east boiler room.

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.

The proposed boiler house makes little contribution to the special interest of the grade I listed building and the installation of a flue alongside the existing flues on the rear elevation of the KEB building will cause no additional visual harm. No heritage concerns are raised regarding the proposed installation and associated structural works affecting the boiler house.

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

Historic England was consulted, whereby a response was received on 14 Dec 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.

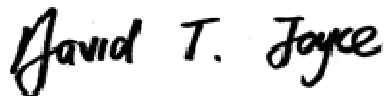
Special regard has been attached to the desirability of preserving the listed building or its setting or any features of special architectural or historic interest which it possesses under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform 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 policy 7.8 of the London Plan 2015 and paragraphs 14, 17 and 126-141 of the NPPF.

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