



No. 17 Basement Area, Non-original door & window infill under bridge - No Significance.



No. 18 Basement Area, Non-original door & window infill under bridge - No Significance.



No. 19 Basement Area, Non-original door & window infill under bridge - No Significance.



No. 20 Basement Area, Non-original door & window infill under bridge - No Significance.



No. 21 Basement Area, Non-original door & window infill under bridge - No Significance.



No. 22 Basement Area, Non-original door & window infill under bridge - No Significance.

Note:

The heritage significance of the spaces, elements and features of the building have been assessed and ranked on a range of:

Very High Significance

High Significance

Medium Significance

Low Significance

No Significance.

Appendix 2 Extract from List of Historic Buildings

List Entry Summary

This building is listed under the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended for its special architectural or historic interest.

CAMDEN

TQ2883NE
798-1/76/1385
14/05/74

GV
II

REGENT'S PARK TERRACE
Nos.1-22 (Consecutive) and attached railings

Terrace of 22 houses. c1840-50. Yellow stock brick with rusticated stucco ground floors. Nos 1-21 form a symmetrical facade with slightly projecting end houses. 4 storeys and basements. 2 windows each. Square-headed doorways with cornice-heads, fanlights and panelled doors. Entrance to No.1 on right hand return with stucco portico having pilasters, cornice and parapet; round-arched door way. Architraved sashes; 1st floor with cornices and continuous cast-iron balconies, 2nd floor with cornices. Plain stucco sill bands to 2nd and 3rd floors. Stucco modillion cornice and blocking course. No.22: rusticated stucco. 2 storeys and basement. 1 window. Projecting stucco portico with balustraded parapet. Cornice with balustraded parapet.

INTERIORS: not inspected. SUBSIDIARY FEATURES: attached cast-iron railings with foliated finials to areas.

Listing NGR: TQ2862883819

Source: Heritage England Website (4)

Appendix 3 Relevant Planning History – Permissions Granted Involving Alterations to the Street facades and Boundary Walls and Gates at Regent’s Park Terrace

Street No.	Ref. No.	Description	Application Type	Decision	Decision Date
1	0100950	Remove existing timber gates and replace with new wrought iron automated access gates, as shown by drawing numbers CO1120/01 dated 11th October 2001.	PP	Granted	04.02.2002
1	LEX0100951	Remove existing timber gates and replace with new wrought iron automated access gates, as shown by drawing number CO1120/01 dated 11th October 2001.	LBC	Granted	04.02.2002
8	2005/4283/L	Installation of a circular blue commemorative plaque to the front first floor external wall.	LBC	Granted	16.01.2006
9	9370200	The rebuilding of the basement entrance and the formation of a new window in the basement wall as shown on drawing nos. 9384/01B 03. Revised on 28.01.94 and 03.02.94.	LBC	Granted	03.03.1994
10	PE9800322R1	Erection of ground floor conservatory to rear plus alterations to front basement porch, as shown on drawing numbers RP/01, /02, /03, /04B, /05A and /06A.	PP	Granted	03.08.1998
10	LE9800323R1	Erection of ground floor conservatory to rear plus alterations to front basement porch and installation of new window on ground floor rear elevation, as shown on drawing numbers RP/01, /02, /03, /04B, 05A, and/06A.	LBC	Granted	03.08.1998
11	2005/0471/P	Erection of two-storey glazed rear extension, refurbishment of existing property including alterations to front and rear elevations and the installation of a roof light.	PP	Granted	20.04.2005
11	2005/0473/L	Erection of two-storey glazed rear extension, refurbishment of existing property including alterations to front and rear elevations and the installation	LBC	Granted	20.04.2005

		of a roof light.			
11	2006/1313/L	Revision to planning permission dated 20th April 2005 (Ref. 2005/0471/P, which granted consent for the erection of two-storey glazed rear extension, refurbishment of existing property including alterations to front and rear elevations and the installation of a roof light) involving amendments to the design of the rear extension.	LBC	Granted	11.05.2006
11	2006/1311/P	Revision to planning permission dated 20th April 2005 (Ref. 2005/0471/P, which granted consent for the erection of two-storey glazed rear extension, refurbishment of existing property including alterations to front and rear elevations and the installation of a roof light) involving amendments to the design of the rear extension.	PP	Granted	11.05.2006
15	9301203	The erection of a single-storey rear extension and a second floor rear extension; alterations to the front basement area. As shown on drawing no(s) 9375/01 02 03 20C 21B 22A as revised on 21.02.94	PP	Granted	28.04.1994
19	2003/0747/L	Internal and external refurbishment and alterations plus the construction of a rear conservatory extension at first floor level.	LBC	Granted	20.10.2003
19	2014/2957/L	Replacement of entrance door with glazed door, side panels and top light along with connection of the 3 no. under pavement vaults with single door width openings.	LBC	Granted	19.06.2014
19	2014/2936/P	Replacement of entrance door with glazed door, side panels and top light at basement level to dwelling house (Class C3).	PP	Granted	19.06.2014
20	2012/0929/P	Amendment to planning permission granted on 19/02/11 (Ref. 2011/3281/P) for erection of replacement two-storey glazed structure at rear basement and ground floor, installation of French doors and new access platform	PP	Granted	11.04.2012

		with spiral stairs at rear ground floor level, and insertion of new door in front basement lightwell all in connection with existing dwelling (Class C3), namely to alter doors, windows and material of two-storey structure at rear basement and ground floor.			
20	2012/0005/L	Amendment to listed building consent granted on 19/02/11 (Re. 2011/3283/L) for erection of replacement two-storey glazed structure at rear basement and ground floor, installation of French doors and new access platform with spiral stairs at rear ground floor level, and insertion of new door in front basement lightwell all in connection with existing dwelling (Class C3), namely to alter doors, windows and material of two-storey structure at rear basement and ground floor and internal alterations including modification to partitioning and lowering floor level 50mm at lower ground floor.	LBC	Granted	11.04.2012
20	2011/3283/L	Erection of replacement two-storey glazed structure at rear basement and ground floor, installation of French doors and new access platform with spiral stairs at rear ground floor level, and insertion of new door in front basement lightwell and internal alterations all in connection with existing dwelling (Class C3).	LBC	Granted	19.09.2011
20	2011/3281/P	Erection of replacement two-storey glazed structure at rear basement and ground floor, installation of French doors and new access platform with spiral stairs at rear ground floor level, and insertion of new door in front basement lightwell all in connection with existing dwelling (Class C3).	PP	Granted	19.09.2011
22	8470172	Alteration to lower half of double hung sash window to give access to balcony over porch as shown in drawing number 188/01a.	LBC	Grant	28.08.1984

Source: LB Camden Website

Note: Whilst every effort has been made to collate an accurate list of applications from the source available, no liability is accepted for any loss or damages resulting from any errors or omissions.

Appendix 4: References

- (1) The National Planning Policy Framework, Department for Communities and Local Government, H M Government, March 2012, ISBN: 978-1-4098-3413-7
- (2) BS7913:2013 Guide to the Conservation of Historic Buildings, Second Edition, Pub. The British Standards Institute, 2014, ISBN 978 0 580 75778 5, Section 4
- (3) Conservation Principles, Pub. English Heritage (now Historic England), 2008
- (4) The List of Historic Buildings, Historic England's Website <https://www.historicengland.org.uk/listing/the-list/list-entry/1330368> Retrieved 9.11.2016.
- (5) Conservation Area Statement 5 - Primrose Hill, Publ. London Borough of Camden, January 2001.
- (6) The Buildings of England, London 4: North, Auth. Bridget Cherry & Nikolaus Pevsner, Publ. Penguin Books, 1998 ISBN 0 14 071049 3, page 386.
- (7) Regent's Canal, Wikipedia, https://en.wikipedia.org/wiki/Regent%27s_Canal Retrieved 17.11.2016
- (8) Regent's Park Listing Entry, Historic England, <https://historicengland.org.uk/listing/the-list/list-entry/1000246> Retrieved 9.11.2016
- (9) Primrose Hill - A History, Auth. Martin Sheppard, Publ. Carnegie Publishing Ltd, 2013 ISBN 178-1-85936-222-8 page 122.
- (10) Primrose Hill, Wikipedia, https://en.wikipedia.org/wiki/Primrose_Hill Retrieved 9.11.2016
- (11) Old and New London: A Narrative of its History, its People and its Places, Vol 5 The Western and Northern Suburbs, Auth. Edward Walford, Publ. Cassell, Petter & Galpin, page 298
- (12) Lajos (Louis) Kossuth, Wikipedia https://en.wikipedia.org/wiki/Lajos_Kossuth Retrieved 17.11.16
- (13) Britain in Old Photographs - Hampstead to Primrose Hill, Auth. Malcolm J. Holmes, Publ. The History Press, 2009, ISBN 978-075245120 6, photograph page 123.
- (14) Photographs taken in 1964 & 1968 by London Borough of Camden Planning Department, in the Camden Local Studies and Archives Centre.
- (15) Camden History Society Photographic Survey 1980, Folder 7 Camden Town - Fitzrovia, in LB Camden Local Studies and Archives Centre, Refs. CH100580/A6, A7, A8, A9, A10, A11 B1, B2 & B3.