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Application Ref: **2017/3493/L**
Please ask for: **Rachael Parry**
Telephone: 020 7974 **1443**

18 August 2017

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
30 Russell Square
LONDON
WC1B 5DT

Proposal:
Internal alterations at lower ground floor including the removal of the dividing wall between room G04 and G05. The existing door to G04 and the steps will be blocked off and removed.

Drawing Nos: F466-A-30RS-200 Existing Internal Elevations (G04); F466-A-30RS-100 Existing Plan (Room G04 & G05); F466-A-30RS-202 Proposed Internal Elevations; F466-A-30RS-201 Existing Internal Elevations (G05); F466-A-30RS-301 Existing Sections (G05); F466-A-30RS-300 Existing Sections (G04); F466-A-30RS-302 Proposed Sections; Location Plan dated 15/06/17
Structural Engineers Letter Webb Yates 23.01.17; F466-A-30RS-103 Rev A Demolition Plan; F466-A-30RS-102 Rev A Proposed Plan

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 development hereby permitted shall be carried out in accordance with the following approved plans:

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 3 All new work and work of making good shall be carried out to match the existing adjacent 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 D2 of the Camden Local Plan 2017.

Informative(s):

- 1 The site is a grade II listed building and built in 1913-14 as the Institute of Chemistry and designed by Sir JJ Burnet. It is constructed from brown brick with stone dressings and is of 3 and 4 storeys with an attic and basement. It has a 3 window range to its frontage overlooking Russell Square with a 7 window range to its return on Montague Place.

The works relate to two small rooms at lower ground floor which have windows facing on to Montague Place and include the removal of a brick partition wall to create one large room. The works also include blocking up of one doorway from the corridor and removal of the step which currently allows for access down from the existing opening and corridor. The proposals do not involve any loss of historic fabric or features and for these reasons the impact is not considered to result in harm to the special interest of the grade II listed building.

The site's planning history has been taken into account when coming to this decision. No public consultation was necessary.

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.

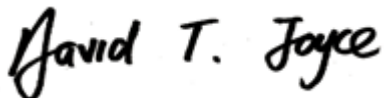
As such, the proposal is in general accordance with policy D2 of the London Borough of Camden Local Plan 2017. The proposed development also accords with policy 7.8 of the London Plan 2016 consolidated with amendments since 2011, and paragraphs 14, 17 and 126-141 of the National Planning Policy Framework.

- 2 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts that cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (tel: 020-7974 6941).
- 3 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.
- 4 Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You are advised to consult the Council's Noise and Licensing Enforcement Team, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (Tel. No. 020 7974 4444 or search for 'environmental health' on the Camden website or seek prior approval under Section 61 of the Act if you anticipate any difficulty in carrying out construction other than within the hours stated above.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



David Joyce
Director of Regeneration and Planning