

Application ref: 2018/4689/L
Contact: Charles Thuaire
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Date: 16 December 2018

Development Management
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NLA Design
61 Acre Lane
London
SW2 5TN

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

Jack Straws Castle
12 North End Way
London
NW3 7ES

Proposal:

Replacement of single lower ground floor doorway with a double doorway on the north elevation facing the carpark.

Drawing Nos: 1807/01-1, 2; 1807/02-1, 2; location plan; Design and Heritage Statement by nla interiors.

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: 1807/01-1, 2; 1807/02-1, 2; location plan; Design

and Heritage Statement by nla interiors.

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 Reasons for granting consent-

The proposed alteration to widen the side door to create a double doorway is acceptable in design and heritage terms. It will use matching materials and opening width to the adjoining double doorway. The new doors will be glazed with dark tinted glass to provide daylight within the lower ground floor office; given their location at lower ground floor level within a carpark and adjoining other utilitarian black painted timber doorways, it is considered that this design is appropriate and will have minimal impact on the appearance and setting of the host building. It will not harm the overall character, appearance and historic fabric of the listed building.

Special regard has been attached to the desirability of preserving the listed building, its setting and its features of special architectural or historic interest, under s.16 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by the Enterprise and Regulatory Reform Act 2013.

As such, the proposed development is in general accordance with policy D2 of the London Borough of Camden Local Plan 2017. The proposed development also accords with the London Plan 2016 and the National Planning Policy Framework 2018.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2018.

You can find advice about your rights of appeal at:

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

Yours faithfully

David T. Joyce

David Joyce
Director of Regeneration and Planning