



London County Council
ARCHITECT'S DEPARTMENT

TP/6AR

Ref.

No. 16 209

TOWN AND COUNTRY PLANNING ACT, 1947, SECTION 14 (5)

Telephone: 6460
WATERLOO 5000
Extension 52276/NW.
CASE No.

PERMISSION FOR DEVELOPMENT (CONDITIONAL)

REGISTER OF APPLICATIONS

2 JUL 1957

Date of Council's decision*

25.6.57

Reference No.

Particulars of an application under the Town and Country Planning Act, 1947, and the Town and Country Planning (General Development) Order, 1950.

Particulars of any direction in respect of the application under the above-named Act and Order: None Issued.

*Council's decision. Permission granted for the development referred to in the undermentioned schedule as shown on the plans submitted, subject to the conditions referred to.

SCHEDULE

18th April, 1957, letters dated 9th April, 1957, and 28th May, 1957.
Date of application: 1474 (your Nos. 538/89-99, inclusive, as amended in red ink).
Plans submitted: The erection of a three and eight-storey building, including basement, on the sites of Nos. 65-87, Hampstead Road and Nos. 146-152, Drummond Street, St. Pancras, for use as a garage at basement level, shop and showroom or shops and garage at ground level and showrooms on first, second, third and fourth floors and offices on the fifth and sixth floors and incorporating the Sol's Arms Public House.
Development: - (1) The frontage of the building, splays and levels being agreed on the site with the Chief Engineer before work is commenced.
Conditions: (2) The main face of the building and the extent of the vaults thereunder being set back a minimum of 18" behind the future kerb line in Hampstead Road and a minimum unobstructed width of 11'0" between the arcade columns and the face of the ground floor of the building being provided and all land in advance of the face of the ground floor of the proposed building being made level with the public way and dedicated to and left open for the use of the public without obstruction in perpetuity along the full length of the site.

Name and address of applicant

Messrs. Stone, Toms & Partners,
28, South Audley Street,
W.1.

Certified that this document contains a true record of a decision of the Council.

Signed

Particulars of any Ministry decision on appeal under Section 16

XXXXXXXXXXXXXXXXXXXX

(3) Displays not less than 15'0" by 15'0" being provided in the ground storey at the junction of Drummond Street and Hampstead Road and William Road and Hampstead Road.

(4) The ramp to the basement garage having a gradient not steeper than 1 in 10 with a level length of at least 10'0" at the top within the building and the ramp carriageway width being not less than 16'0" with 18" guard kerbs on each side in addition.

(5) The loading dock provided being permanently retained for the use of vehicles attracted to the premises and not being used for any other purpose and no loading or unloading to take place in Hampstead Road, Drummond Street or William Road. All servicing of the Sol's Arms Public House being carried out from the service road within the site and not from the public highway.

(6) The garages shown on the said plans being provided and retained permanently for the purpose of garaging motor vehicles and not used for any other purpose unless the Council's specific consent should have been previously obtained.

(7) The roof of the basement under the whole of the arcade on the Hampstead Road frontage being not less than 2'6" below the footway level.

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(1) All parking, loading and unloading of goods, being kept within the boundaries of the Borough and away from the main thoroughfares for the imposition of conditions:-

(2), (3) and (4) To safeguard the widening of the proposed Road in relation to the new building and to ensure that the proposed road shall be kept free from any obstruction for the use of the public in perpetuity.

(5), (6) and (7) To ensure to a minimum the interference with traffic in the proposed Road, from any Street and William Road and to ensure the provision of adequate car-parking space and loading and unloading facilities.

(8) In order to make provision for the laying of mains and cables under the footway of the road over the basement garage and culverts.

(9) In order to safeguard the position of the area.

I have to inform you:-

1. Of the necessity of making application to the Council under the Town Planning (London) Act, 1908 and 1925, and of the desirability of consulting the Council's officers in this respect before preparing further plans.

2. That consent will be necessary under Section 22 of the London Building Act, 1939, and under Sections 20, 21 and 24 of the London Building Act, 1939, and of the desirability of consulting the Council's officers in this respect.

3. The roof of the vaults in Burrows Street and William Road should not be less than 7'6" below the footway and the details and extent to be agreed with the Borough Council.

4. That the paving and lighting of the streets should be discussed with the E. London Borough Council.

5. That the proposed building, being a part of the site, including the site's own public house, being covered as a whole.

Yours faithfully,

HUBERT BENNETT

PER.....

Architect to the Council.

(4) The car-parking accommodation in the basement, shown on the drawings, being provided and maintained permanently for the accommodation of vehicles of the occupiers and users of the building only and not being used for any other purpose.

(5) The loading dock provided being permanently retained for the use of vehicles attracted to the premises and not being used for any other purpose.

(6) No servicing of the proposed building or loading or unloading thereto taking place other than from the loading dock, and no loading or unloading taking place in Drummond Street.

(7) The submission to and approval by the Council of drawings showing compliance with Condition 3 above, before any work is commenced

Reasons

(1) In order to prevent the use of the various floors for purposes not acceptable to the Council.

(2) In order to ensure easy access to the basement garage and to avoid danger to pedestrians.

(3), (4), (5) and (6) So as to reduce to a minimum the interference with traffic in Drummond Street, and to ensure the permanent provision of the car-parking and loading and unloading facilities.

(7) So that the Council may be satisfied as to the turning arrangements for vehicles within the loading dock.

I have to inform you (1) of the necessity of complying with the requirements of the Petroleum (Regulation) Acts, 1928 and 1936, (2) that the filling in of old vaults and design of new vaults should be to the satisfaction of the Council's Chief Engineer.