

Application ref: 2018/6267/P  
Contact: Josh Lawlor  
Tel: 020 7974 2337  
Date: 12 March 2019

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

Phone: 020 7974 4444

[planning@camden.gov.uk](mailto:planning@camden.gov.uk)  
[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

Left City  
160 West George Street  
Glasgow  
G2 2HQ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Full Planning Permission Granted**

Address:  
**Offices And Premises At Basement-5th Floor**  
**125-129 Aviation House**  
**Kingsway**  
**London**  
**WC2B 6NH**

Proposal: Use of 1st floor flat roof as an outdoor amenity space, doors installed to provide access to 1st floor flat roof, timber cladding of existing balustrade, replacement of entrance doors to annex building (part retrospective)

Drawing Nos: Site Location Plan, Block Plan, Operation and Management Statement,  
Proposed courtyard drawings: PL13.1\_A, PL13.2\_A, PL13.3\_A, PL13.4\_A, PL13.5\_B,  
PL13.6\_A, PL13.7\_A

Existing courtyard drawings: PL03.1\_A, PL03.2\_A, PL03.3\_A, PL03.4\_A, PL03.5\_A,  
PL03.6\_A, PL03.4\_A, PL01\_REV\_A

The Council has considered your application and decided to grant permission subject to the following condition(s):

Condition(s) and Reason(s):

- 1 The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans [Site Location Plan, Block Plan, Operation and Management Statement,  
Proposed courtyard drawings: PL13.1\_A, PL13.2\_A, PL13.3\_A, PL13.4\_A, PL13.5\_B, PL13.6\_A, PL13.7\_A  
Existing courtyard drawings: PL03.1\_A, PL03.2\_A, PL03.3\_A, PL03.4\_A, PL03.5\_A, PL03.6\_A, PL03.4\_A, PL01\_REV\_A]

Reason: For the avoidance of doubt and in the interest of proper planning.

- 3 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policy D1 and D2 of the London Borough of Camden Local Plan 2017.

- 4 Prior to the use of the 1st floor flat roof as an outdoor amenity space, details of acoustic screening to the 1st floor terrace area shall be submitted and approved by the Council. The approved mitigation measures shall be installed prior to the first of use the terrace as outdoor amenity space.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of Policies A1 and A4 of the Camden Local Plan 2017.

- 5 The use of the 1st floor flat roof as an outdoor amenity space hereby permitted shall not be carried out outside the following times: 0900 to 1700 hours Monday to Friday and shall not be used on Saturdays, Sundays and public holidays.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of Policies A1 and A4 of the Camden Local Plan 2017.

Informative(s):

- 1 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.

- 2 This approval does not authorise the use of the public highway. Any requirement to use the public highway, such as for hoardings, temporary road closures and suspension of parking bays, will be subject to approval of relevant licence from the Council's Streetworks Authorisations & Compliance Team London Borough of Camden 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No 020 7974 4444) . Licences and authorisations need to be sought in advance of proposed works. Where development is subject to a Construction Management Plan (through a requirement in a S106 agreement), no licence or authorisation will be granted until the Construction Management Plan is approved by the Council.
- 3 All works should be conducted in accordance with the Camden Minimum Requirements - a copy is available on the Council's website at <https://beta.camden.gov.uk/documents/20142/1269042/Camden+Minimum+Requirements+%281%29.pdf/bb2cd0a2-88b1-aa6d-61f9-525ca0f71319> or contact the Council's Noise and Licensing Enforcement Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No. 020 7974 4444)

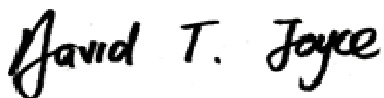
Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You must secure the approval of the Council's Noise and Licensing Enforcement Team prior to undertaking such activities outside these hours.

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 2019.

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