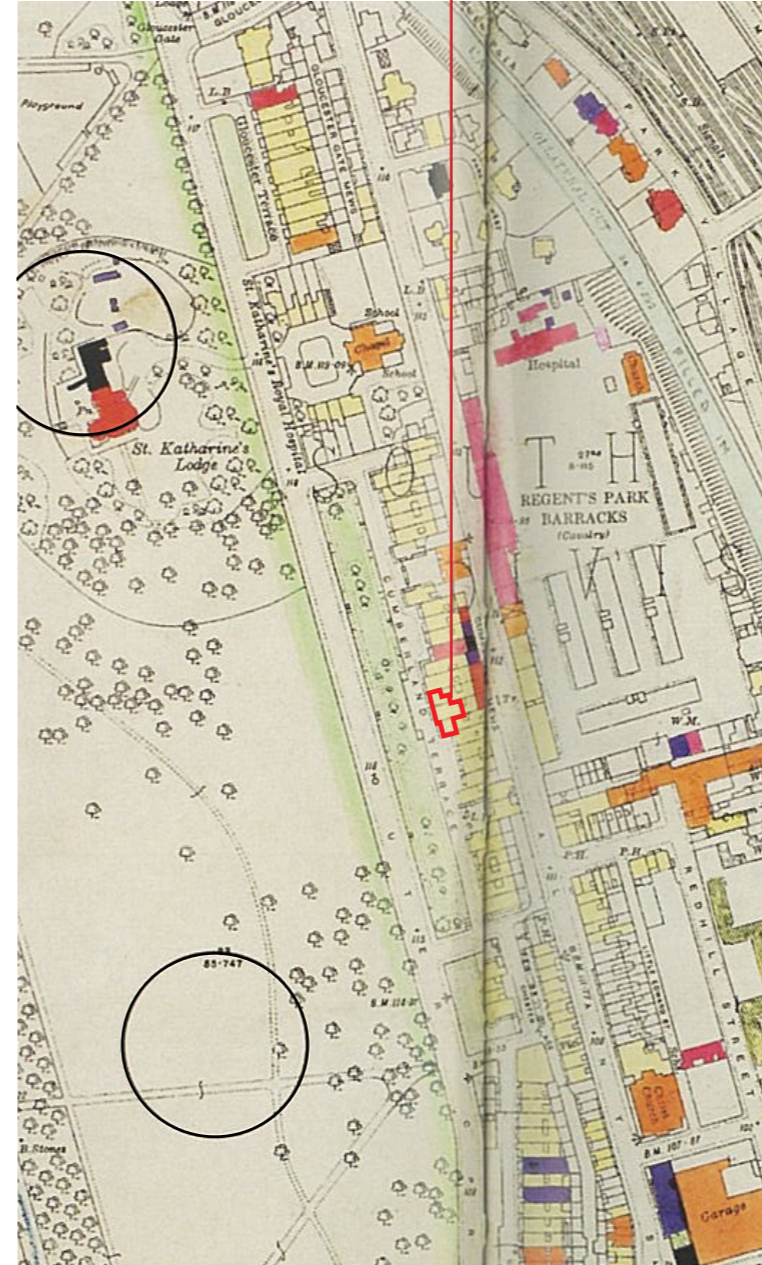


Refer to image shown to the right for enlarged map

'The Site'
29 Cumberland Terrace



1.3 BOMB DAMAGE

- i. The bomb map to the left displays the heavy bombing that occurred around Cumberland Terrace and Regent's Park during the Second World War. As the maps show, the rear of the application property and surrounding area was seriously damaged.
- ii. Cumberland Terrace sustained minor bomb damage, with the exception of the southern of the two houses. However, due to the destruction, the terrace was extensively rebuilt behind the principal west facade. This was part of a comprehensive scheme for refurbishment and conversion into flats. The development was carried out between 1958 and 1960 for the Crown Estate, under the direction of the architect Louis de Soissons.
- iii. The significance of Cumberland Terrace therefore lies primarily in its symmetrical exterior which forms an important backdrop to Regent's Park, and an important component of John Nash's overall compositions of palatial stucco terraces at the park's perimeter.
- iv. The interiors of Cumberland Terrace have been lost, and the modern interiors and their finishes as well as the modern elements of plan form are of no significance. The remaining party walls are considered to have only some secondary significance as they indicate the lost original layout of 3-bay wide town houses.

Key

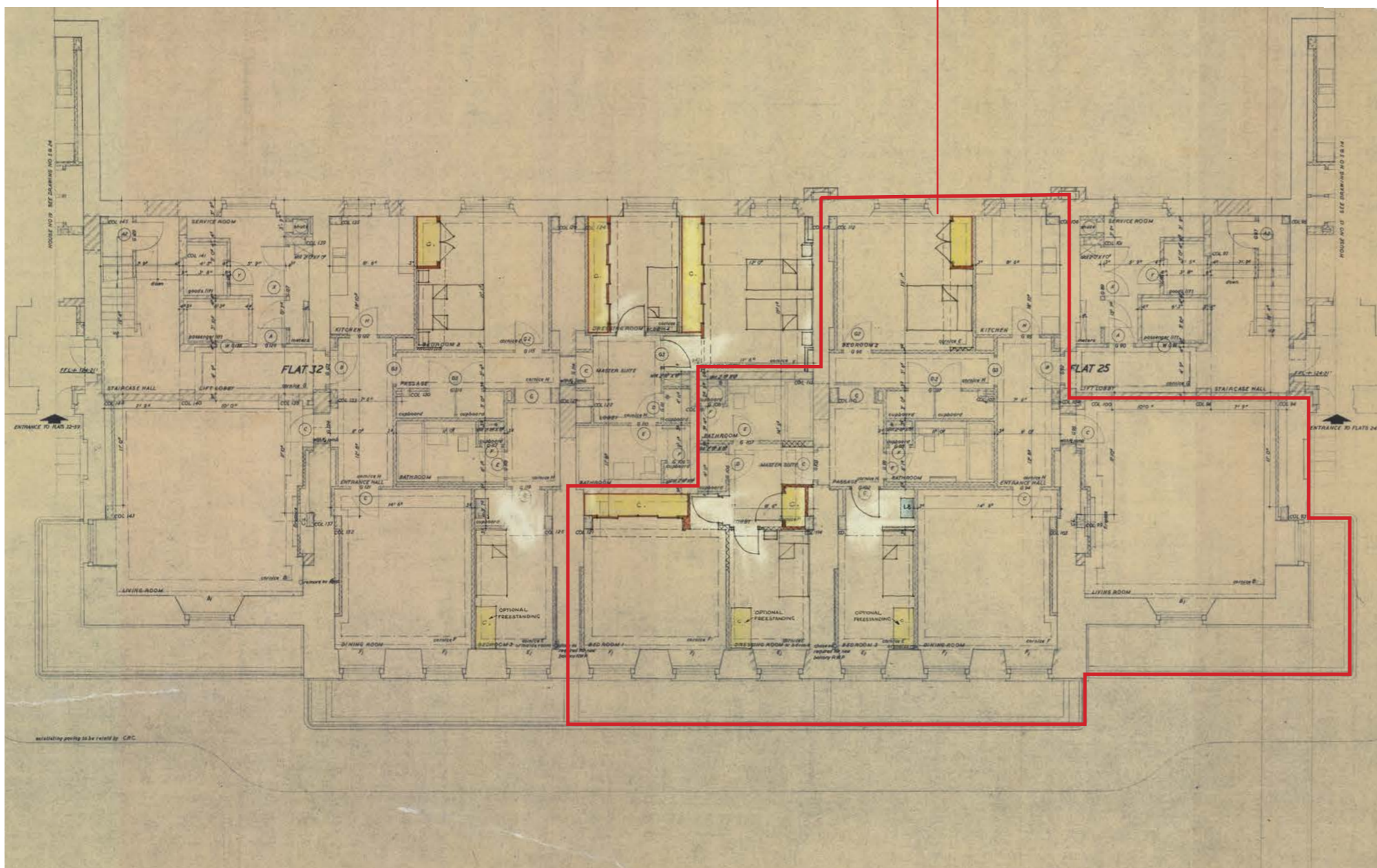
	V1 flying bomb
	Yellow Blast Damage - Minor in nature
	Orange General Blast Damage - not structural
	Light Red Seriously Damaged but repairable at cost
	Dark Red Seriously Damaged, doubtful if repairable
	Purple Damaged beyond repair
	Black Total destruction

Bomb Damage - Area East of Regent's Park

Bomb Damage - Cumberland Terrace



'The Site'
29 Cumberland Terrace



Cumberland Terrace Ground Floor Plan
Historical Structural Plan drawing (c. 1960's)

1.4 SITE HISTORY

- i. The architectural plan to the left (c.1960's) illustrates the application property (then no.25) following extensive alterations to the building after World War II, as described on the previous page.
- ii. The proposals outlined in this document relate to internal modifications only, therefore not affecting the external appearance or the original facade. Given the above, it is considered that the principal historic value of the property lies in the original principal west facade. As such, works proposed in this document are deemed not to negatively impact on the property or the character of the listed terrace as a whole.



Cumberland Terrace looking north
Historic Photograph (1938; London Metropolitan Archives)





Fig.01



Fig.02

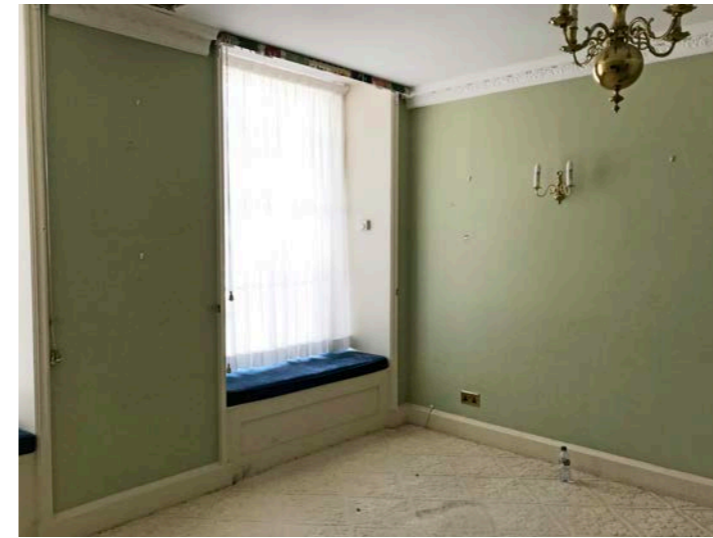


Fig.03

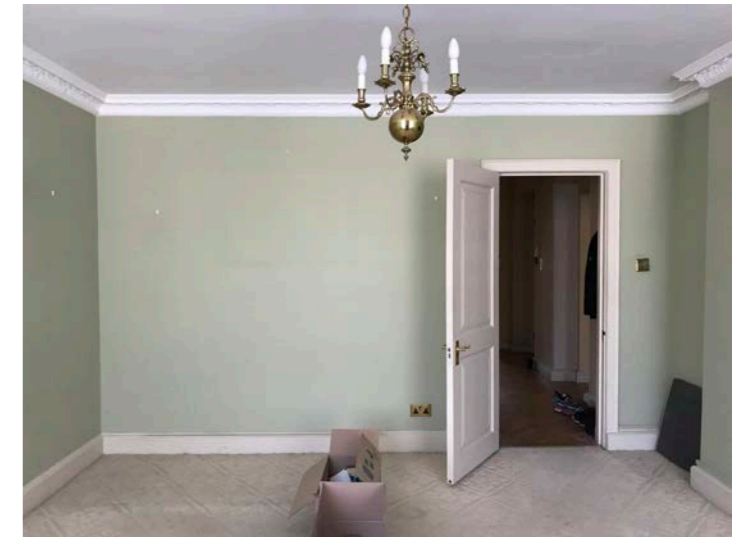


Fig.04



Fig.05

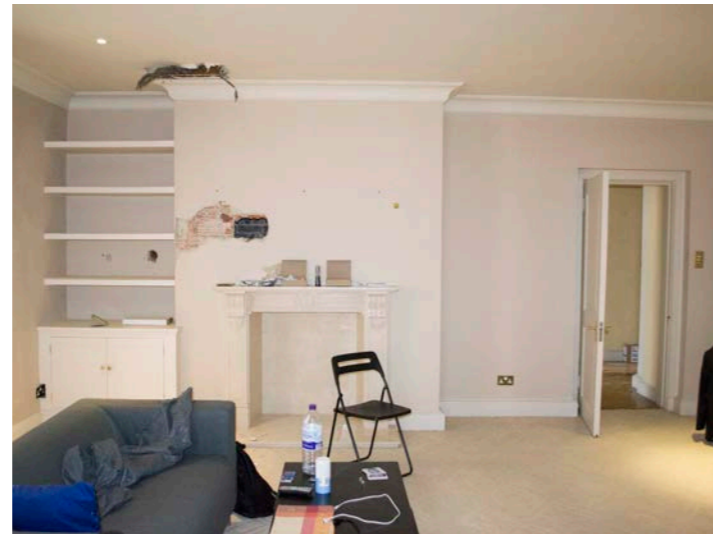


Fig.06



Fig.07



Fig.08



Fig.09

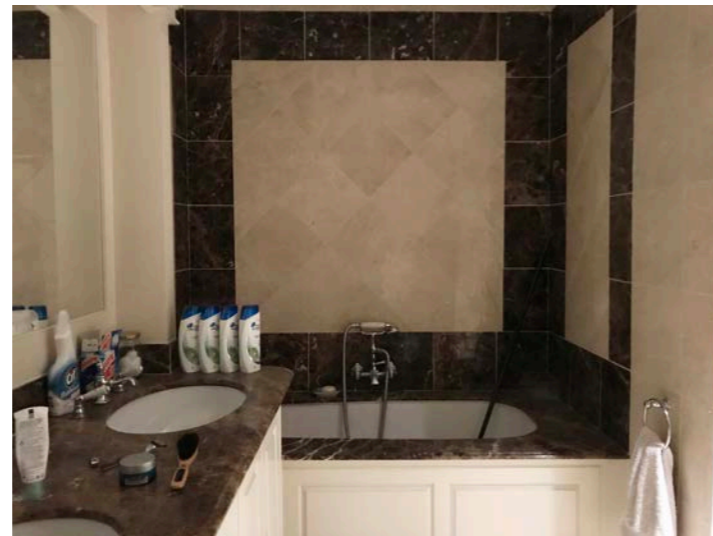
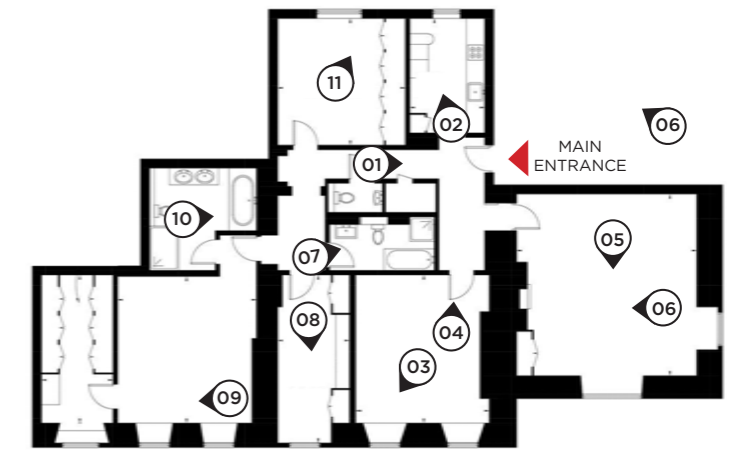


Fig.10

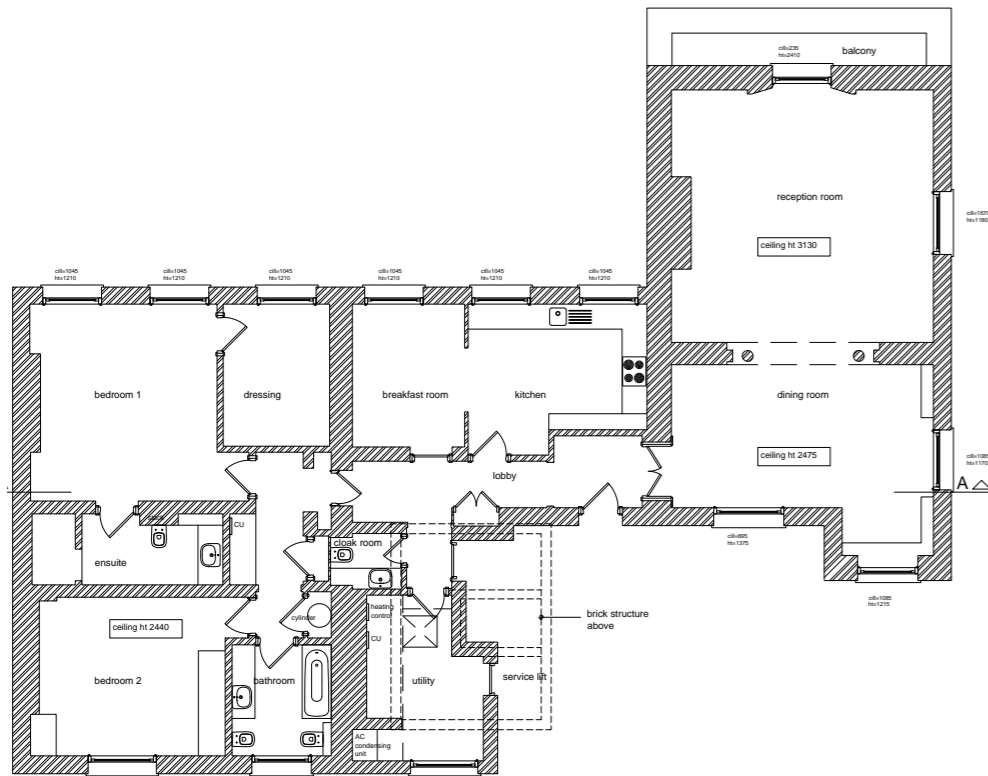


Fig.11

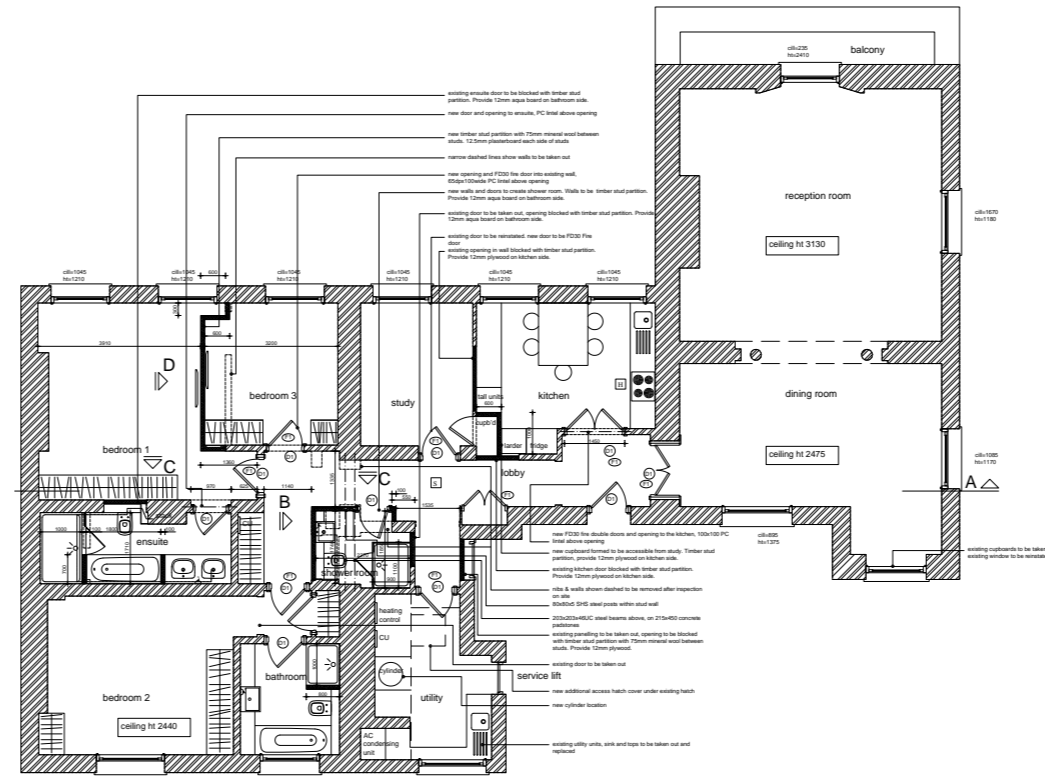


Site Plan
(Identifying positions of site photographs)





48 Cumberland Terrace (2012/4338/L) Grade I Listed
Existing Plan



48 Cumberland Terrace (2012/4338/L) Grade I Listed
Consented Plan

1.7 PLANNING HISTORY

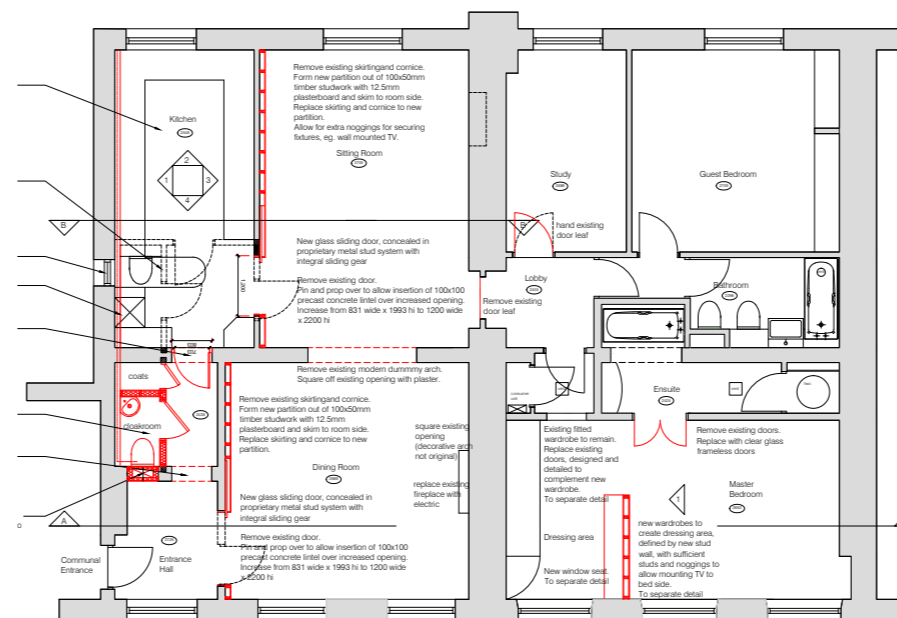
- i. No planning applications have been registered for this property since being heavily altered in the 1950s/ 1960s.
- ii. A number of properties at Cumberland Terrace have been granted similar developments in recent years, including:

**48 Cumberland Terrace (Grade I Listed)
2012/4338/L (November 2012)**
Internal alterations to top floor flat, to include alterations to partitioning layout.

**32 Cumberland Terrace (Grade I Listed)
2011/1758/L (July 2011)**
Internal additions and alterations to include the removal of partition walls and enlargement of existing door openings, at ground floor level of existing house (Class C3).

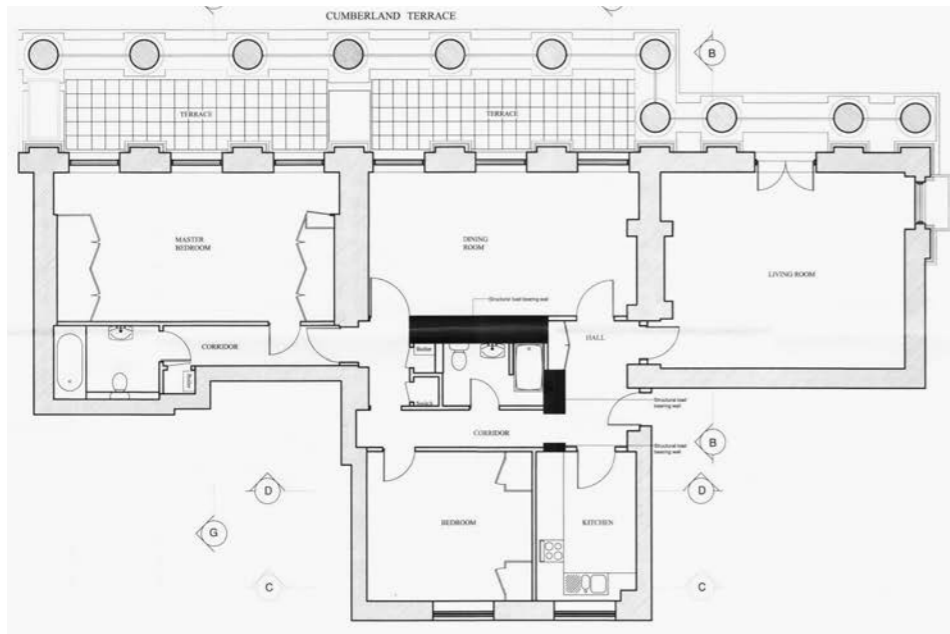


48 Cumberland Terrace (2012/4338/L) Grade I Listed
Existing and Consented Sections

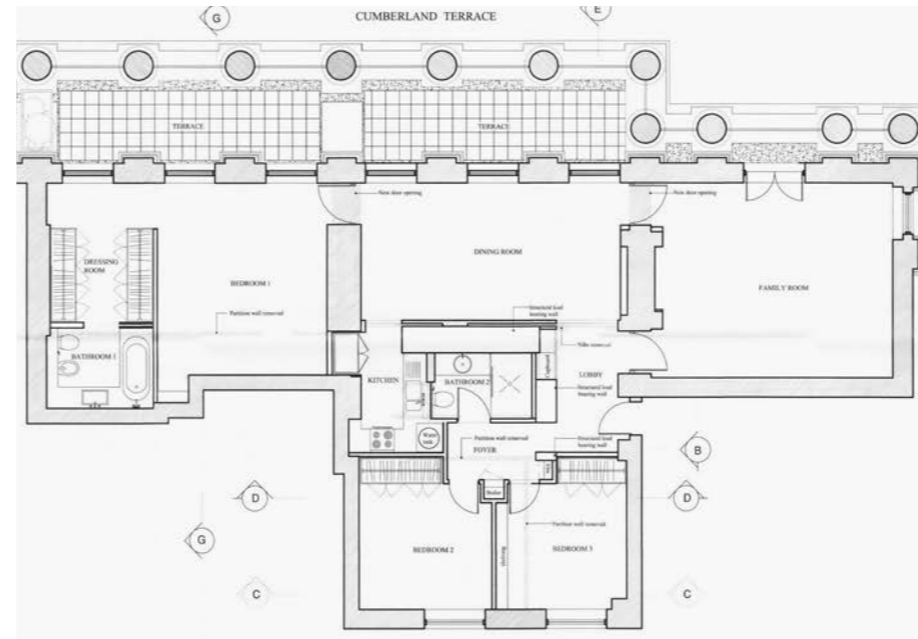


32 Cumberland Terrace (2011/1758/L) Grade I Listed
Consented Demolition Plan





38 Cumberland Terrace (2011/3739/L) Grade I Listed
Existing Plan



38 Cumberland Terrace (2011/3739/L) Grade I Listed
Consented Plan

1.8 PLANNING HISTORY (CONT.)

i. A number of properties at Cumberland Terrace have been granted similar developments in recent years, including:

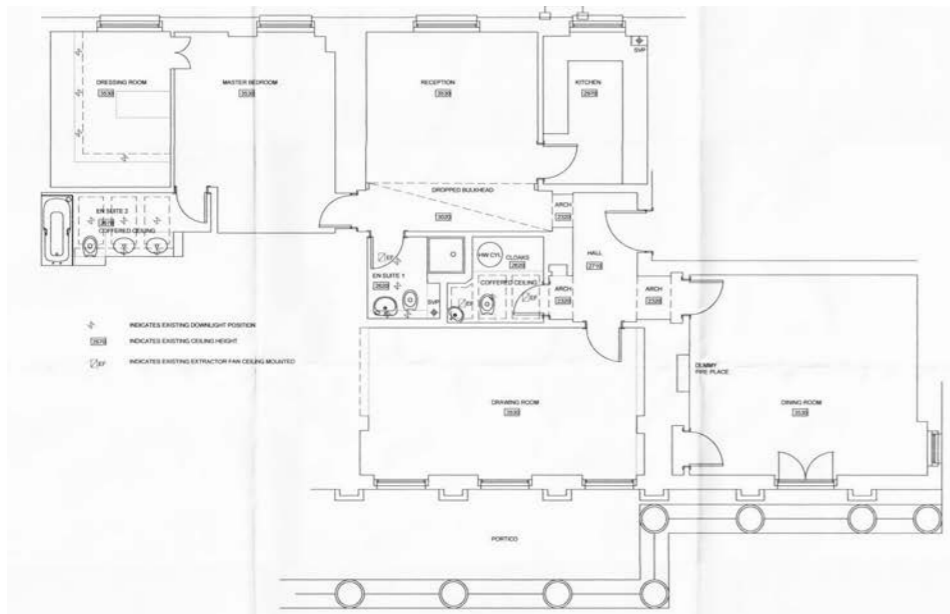
**38 Cumberland Terrace (Grade I Listed)
2011/3739/L (September 2011)**

Internal alterations including reconfiguration of partition walls, installation of new cornices and paneled doors between dining room, living room and bedroom and the installation of new entrance lobby with built in cupboards to existing first floor flat (Class C3).

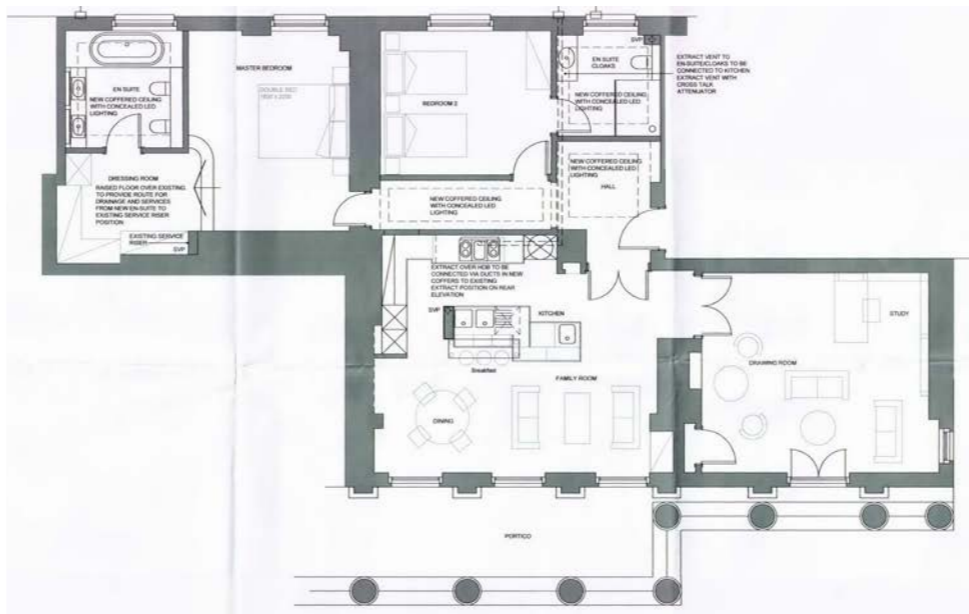
**31 Cumberland Terrace (Grade I Listed)
2010/6831/L (April 2011)**

Internal alterations including the removal and replacement of existing partition walls to dwelling house (Class C3).

ii. The similarity of the neighbouring listed applications suggest the proposals outlined in this document would be deemed acceptable (in principle) in planning terms. The policy implications of these proposed changes are considered on the next page.



31 Cumberland Terrace (2010/6831/L) Grade I Listed
Existing Plan



31 Cumberland Terrace (2010/6831/L) Grade I Listed
Consented Plan

