

Application ref: 2019/2891/L  
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Date: 11 July 2019

**Development Management**  
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Wolff Architects  
16 Lambton Place  
London  
W11 2SH

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Granted**

Address:

**Treasure House**  
**19-21 Hatton Garden**  
**London**  
**EC1N 8BA**

Proposal:

Replacement of 4 existing windows within building lightwell at ground floor level  
Drawing Nos: 1918: 001(0); 101(0); 120(0); 220(0); 221(0); Design, Access and  
Heritage Statement by Wolff Architects.

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: 1918: 001(0); 101(0); 120(0); 220(0); 221(0); Design, Access and Heritage Statement by Wolff Architects.

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 4 window replacements are considered appropriate for the age and style of the building. The proposed windows would match the existing ones with the same dimensions, design, metal framing material and colour. The new openable panes would not alter the glazed design and appearance of the existing windows. The proposed replacement windows would be located within an internal lightwell in the centre of the building and would not be visible from public views. There would be no loss of historic fabric.

Overall, the proposed alterations are considered acceptable in terms of their impact upon the special interest, character and appearance of the host 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.

No comments were received prior to making this decision. The application site's planning history has been taken into account when coming to this decision.

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 2019.

- 2 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.

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

A handwritten signature in black ink, appearing to read 'DPope', is positioned above the printed name and title.

Daniel Pope  
Chief Planning Officer