

Application ref: 2019/2550/L  
Contact: Obote Hope  
Tel: 020 7974 2555  
Date: 22 October 2019

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
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[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

Ms Lucy Cottrell  
Flat 5  
10 St George's Terrace  
NW1 8XH

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Granted**

Address:

**10 St George's Terrace**  
**London**  
**NW1 8XH**

Proposal:

Installation of an external freestanding air condenser unit on the roof terrace at front elevation.

Drawing Nos: p2buk/340824/463395; Acoustic Report commissioned by KP Acoustics LTD dated 05/06/2019 ref: 19337.PCR.01; Heritage Statement for Flat 5, no date; Design and Access Statement no date; Product Information of the MSZ-EF Zen; Elevation of the air condenser unit behind the parapet wall; Existing 3rd and 4th floor plan; Proposed 3rd and 4th floor plan; Cross section drawing of the proposed air condenser unit and addition to Design and Access Statement no date.

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: p2buk/340824/463395; Acoustic Report commissioned by KP Acoustics LTD dated 05/06/2019 ref: 19337.PCR.01; Heritage Statement for Flat 5, no date; Design and Access Statement no date; Product Information of the MSZ-EF Zen; Elevation of the air condenser unit behind the parapet wall; Existing 3rd and 4th floor plan; Proposed 3rd and 4th floor plan; Cross section drawing of the proposed air condenser unit and addition to Design and Access Statement no date.

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.

- 4 Notwithstanding the details on the approved drawings no demolition or removal is hereby granted of historic fabric to include timber, masonry or stone. Should historic fabric be uncovered during the course of the works, work should cease in the relevant area and the conservation officer/planning authority contacted with a view to visiting site and agreeing an appropriate design solution.

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 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts that cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (tel: 020-7974 6941).
- 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.
- 3 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.

- 4 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



Daniel Pope  
Chief Planning Officer